

BOARD OF ESTIMATE AND CONTRACT

ROME, NEW YORK 13440-5815

Joseph R. Fusco, Jr., Mayor

John Mazzaferro, President of Common Council

Frank Tallarino, Commissioner of Public Works

Timothy A. Benedict, Corporation Counsel

David C. Nolan, Treasurer

**BOARD OF ESTIMATE AND CONTRACT MEETING
REGULAR SESSION**

**JANUARY 29, 2015
3:00PM**

- 1. CALLING THE ROLL OF MEMBERS BY THE CLERK**
- 2. READING OF THE MINUTES OF THE PRECEDING SESSION**
(Motion in order that the reading of the minutes of the proceeding sessions be dispensed with and that they be approved.)
- 3. COMMUNICATIONS**
- 4. PUBLIC SPEAKERS**
- 5. REPORT OF DEPARTMENT HEADS**
- 6. RESOLUTIONS**

RES. NO. 21

A

**AUTHORIZING THE CITY CLERK TO ADVERTISE FOR BIDS
FOR SUPPLY OF FOUR (4) 2015 OR NEWER FORD OR CHEVY 4X4 TRUCKS
WITH 9' STAINLESS STEEL DUMP BODY AND 9' PLOW. Piekarski**

RES. NO. 22

B

**AUTHORIZING THE DELETION OF ONE POSITION OF LABORER AND
THE CREATION OF ONE POSITION OF MAINTENANCE MAN WITHIN THE
WATER SHOP DEPARTMENT. Tallarino**

RES. NO. 23

C

**AMENDING BOARD OF ESTIMATE AND CONTRACT RESOLUTION NO. 109
ADOPTED MAY 23, 2013 REGARDING A REHABILITATION AGREEMENT
WITH REGARD TO PROPERTY LOCATED AT 1148 FLOYD AVENUE.**

Benedict

RES. NO. 24

D

**ESTABLISHING THE 2015 CITY OF ROME APPROVED VENDORS LIST
FOR VARIOUS DEPARTMENTS. Piekarski**

RES. NO. 25

E

**AUTHORIZING THE MAYOR OF THE CITY OF ROME TO ENTER INTO AN
AGREEMENT WITH CHAD REESE. Lovett**

RES. NO. 26

F

**AUTHORIZING THE MAYOR OF THE CITY OF ROME TO ENTER INTO AN
AGREEMENT WITH THE LAKE DELTA VOLUNTEER FIRE DEPARTMENT,
INC. Nolan**

RES. NO. 27

G

**AUTHORIZING THE MAYOR OF THE CITY OF ROME TO EXECUTE
AN AGREEMENT WITH THE STANWIX HEIGHTS VOLUNTEER FIRE
DEPARTMENT, INC. Nolan**

RES. NO. 28

H

**AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH THE
CAPITOL CIVIC CENTER. Nolan**

RES. NO. 29

I

**AUTHORIZING ANNUAL PAYMENT TO THE ROME ART AND
COMMUNITY CENTER BY THE CITY TREASURER. Nolan**

RES. NO. 30

J

AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH THE ROME HISTORICAL SOCIETY. Nolan

RES. NO. 31

K

AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH THE JERVIS PUBLIC LIBRARY ASSOCIATION. Nolan

RES. NO. 32

L

AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH THE ROME CEMETERY ASSOCIATION FOR CARE OF THE CITY OF ROME PLOT DURING 2015. Nolan

RES. NO. 33

M

AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT PROVIDING FUNDS FOR THE MOHAWK VALLEY COMMUNITY ACTION AGENCY, INC. RUNAWAY & HOMELESS YOUTH PROGRAM. Nolan

RES. NO. 34

N

AUTHORIZING A CONTRACT BETWEEN THE CITY OF ROME AND THE HUMANE SOCIETY OF ROME, INC. Nolan

RES. NO. 35

O

AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT PROVIDING FUNDS FOR THE SENIOR CITIZENS COUNCIL. Nolan

RES. NO. 36

P

AUTHORIZING THE MAYOR OF THE CITY OF ROME TO ENTER INTO AN AGREEMENT WITH R-CATS, OF ROME, NEW YORK. Nolan

RES. NO. 37

Q

AUTHORIZING THE MAYOR TO ENTER INTO SEPARATE AGREEMENTS WITH VENDORS TO SUPPLY AND DELIVER SUMMER CARNIVAL RIDES, CONCESSION MACHINES AND SUPPLIES. Piekarski

RES. NO. 38

R

AUTHORIZING THE MAYOR OF THE CITY OF ROME TO ENTER INTO AN AGREEMENT WITH CAMIROS, LTD. DiBari

RES. NO. 39

S

AUTHORIZING THE MAYOR OF THE CITY OF ROME TO ENTER INTO AN AGREEMENT WITH TED SWAVELY. Lovett

RES. NO. 40

T

AUTHORIZING THE MAYOR OF THE CITY OF ROME TO ENTER INTO AN AGREEMENT WITH THE NEW YORK STATE UNIFIED COURT SYSTEM FOR SECURITY SERVICES TO THE CITY COURT OF ROME, NEW YORK. Beach

RES. NO. 41

U

AUTHORIZING BUDGETARY TRANSFERS FOR 2014. Nolan

RES. NO. 42

V

AUTHORIZING SETTLEMENT OF LAWSUIT AGAINST THE CITY OF ROME, NEW YORK. Benedict

7. TABLED RESOLUTION

RES. NO. 15

T

Tabled

**AUTHORIZING THE SALE OF PROPERTIES ON MARTIN STREET TO
SELECTED BIDDER. Benedict**

8. ADJOURNMENT

RESOLUTION NO. 21

AUTHORIZING THE CITY CLERK TO ADVERTISE FOR BIDS
FOR SUPPLY OF FOUR (4) 2015 OR NEWER FORD OR CHEVY 4X4 TRUCKS WITH 9'
STAINLESS STEEL DUMP BODY AND 9' PLOW

By _____:

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, New York, that the City Clerk is hereby authorized and directed to advertise for bids for supply of four (4) 2015 or Newer Ford or Chevy 4x4 Trucks with 9' Stainless Steel Dump Body and 9' Plow; and

BE IT FURTHER RESOLVED, that such bids shall be returned to the Office of the City Clerk, 1st floor, Rome City Hall, no later than 3:00 p.m. on February 12, 2015, said bids to be opened in the Common Council Chambers, 2nd floor, Rome City Hall, at 3:00 p.m. on the same date, and

BE IT FURTHER RESOLVED, that the City of Rome reserves the right to reject any and all bids deemed not to be in the best interests of the City of Rome.

Seconded by_____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED: DEFEATED:

RESOLUTION NO. 22

AUTHORIZING THE DELETION OF ONE POSITION OF LABORER AND THE
CREATION OF ONE POSITION OF MAINTENANCE MAN WITHIN THE WATER SHOP
DEPARTMENT.

By _____:

WHEREAS, it is the recommendation of Frank D. Tallarino, Commissioner of the Department of Public Works for the City of Rome, that one (1) position of Laborer be deleted and the creation of one (1) position of Maintenance Man occur within the Water Shop Department, effective February 2, 2015; now, therefore,

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, New York, that one (1) position of Laborer be deleted and the creation of one (1) position of Maintenance Man occur within the Water Shop Department, effective February 2, 2015.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 23

AMENDING BOARD OF ESTIMATE AND CONTRACT RESOLUTION NO. 109
ADOPTED MAY 23, 2013 REGARDING A REHABILITATION AGREEMENT
WITH REGARD TO PROPERTY LOCATED AT 1148 FLOYD AVENUE

By Councilor _____:

WHEREAS, the Board of Estimate and Contract of the City of Rome, pursuant to Resolution No. 109 adopted May 23, 2013, authorized the Mayor to enter into a rehabilitation agreement with Mad Mike Realty, LLC, with regard to a property located at 1148 Floyd Avenue, Rome, New York known as Tax Map No. 243.006-0002-002; and

WHEREAS, Mad Mike Realty, LLC submitted a proposal, which said proposal was recommended for approval by the Real Property Committee, for both Tax Map Nos. 243.006-0002.002 and 243.006-0002.004 and Tax Map No. 243.006-0002.004 was inadvertently left out of Resolution No. 109; and

WHEREAS, Timothy A. Benedict, Corporation Counsel for the City of Rome, New York has recommended that Tax Map No. 243.006-0002.004 be included in the above referenced Resolution based on the fact that there are technically two properties to transfer, and need be transferred via separate deeds; and

BE IT RESOLVED, that Resolution No. 109 adopted May 23, 2013 be and is hereby amended to reflect the inclusion of Tax Map No. 243.006-0002.004 (1148 Floyd Avenue) so as to insure that both properties included in the original proposal, which is attached and made part of this Resolution, shall be transferred and recorded via separate deeds; and

BE IT FURTHER RESOLVED, by the City of Rome Board of Estimate and Contract, that the remainder of Resolution No. 109 adopted May 23, 2013 shall remain as originally set forth.

Seconded by Councilor _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

**PROPOSAL TO PURCHASE PROPERTY ACQUIRED
BY THE CITY OF ROME THROUGH TAX FORECLOSURE**

Date of Proposal: 4/30/13

Name(s): Mad Mike Realty LLC owners: Michael Santilipp
Address: 400 Oneida Lake Ave
Canaota NY 13032 + Loretta Meola
Tel No.: 315-534-3256 Mike 315-794-6725 Loretta
E-mail: mikesfloorstore@gmail.com
loretta meola@gmail.com
Mailing Address: _____
(if different from above) _____

Location of subject property: 1148 Floyd Ave
Tax map number: 243.006-0002-002

Will you use the property as your primary residence, rental real estate, investment or commercial/business?

Commercial / business in future
rental real estate commercial

Have you checked with the City Codes Enforcement Office to determine whether your proposed use of the property complies with applicable zoning restrictions and/or whether there are any prerequisites for obtaining a building and/or demolition permit? Yes No

Explain how or why this property is desirable or suitable for your intended use or capable of being adapted for your intended use. For example, it adjoins property which you already own or because it is already zoned for your intended use.

Zoned for intended use

Currently Michael owns a floor store in
Whitesboro, NY - 4 rental properties in Rome.
in the future we would like to open
another floor store in Rome, and also
be able to divide the existing building
to accommodate another business for rental.
Respectable, reputable business owner - a good tolerance
landlord.

THERE MAY BE OTHER TAX LIENS OWED ON THE PROPERTY.

Have you checked with the Oneida County Commissioner of Finance and/or the appropriate school district to determine whether there are any outstanding county tax liens, tax deeds or school tax liens assessed against the property? Yes ☒ No

Indicate the time frame in which you intend to complete the repairs, with a detailed time schedule, where applicable

N/A

Indicate the source of the funds you intend to utilize for the project and indicate when those funds will be available, i.e. bank funds, home equity loan, personal loan) Proof of funds availability must be provided by proposers that are recommended to the Common Council prior to approval. City owned property can not be utilized as a financing mechanism.

Bank funds.
available immediate

Any other pertinent information (add additional sheet as required):

Indicate, in detail, what rehabilitation and/or repairs (if any) you intend to make as part of your overall plan, estimated costs for each repair on the subject property and who is going to perform the work. (Attached separate sheet if necessary.)

Remo front, possible demo 2 additions in rear
Change roof to truss + metal roof - Zumpano Roofing
Floors - Luxury Vinyl tile - McKie Floor Stone
Electrical - licensed
Plumbing - Patterson (2) Kenneth - licensed
Heating - John Williams Heating

see attached

Provide a detailed estimate of the financial cost associated with the acquisition and rehabilitation of the property, including sums anticipated for each of the following, as may be applicable: (1) purchase price; (2) legal fees and disbursements; (3) abstract searches and/or title insurance; (4) itemized statement of rehabilitation expenses (attach a separate sheet if necessary.)

- (1) Purchase price: \$5000
- (2) Legal fees and disbursements: \$700
- (3) Cost of insurance, naming the City of Rome as an additional insured. The amounts of such insurance shall be in the sum of five hundred thousand dollars (\$500,000) for personal injury/general liability and five hundred thousand dollars (\$500,000) for property damage/fire loss, or, in the alternative, blanket coverage for five hundred thousand dollars (\$500,000). Note: insurance premiums may vary. Please check with your Insurance Company as to your specific policy premiums. \$1200
- (4) Abstract searches and/or title insurance: \$1000
- (5) Rehabilitation expenses \$69,000

Total Estimate of Investment: \$76,900

Drop ceiling - lights

doors - windows

Remove inside debris + removal

paint inside + outside

Moldicide inside

Requires many renovations

1148 Floyd Ave
Rome, NY

I understand that if my proposal is accepted, I will be responsible for the prorated tax burden (City, School and County) on the property from the date I sign the rehabilitation agreement and due at closing.

LM M.S. Initial

I understand that if my proposal is accepted, I am required to obtain an insurance binder prior to entering the property, naming the City of Rome as an additional insured. The amounts of such insurance shall be in the sum of five hundred thousand dollars (\$500,000) for personal injury/general liability and five hundred thousand dollars (\$500,000) for property damage/fire loss, or, in the alternative, blanket coverage for five hundred thousand dollars (\$500,000).

LM M.S. Initial

I understand that if my proposal is accepted, I am required to present funds in the amount of 25% of my proposed price (100% if a vacant lot) at the time of signing my rehabilitation agreement.

LM M.S. Initial

I understand that if my proposal is accepted and I am delinquent on any of the terms of my rehabilitation agreement, any investment or improvement will be forfeited.

LM M.S. Initial

I understand that proposed price is not the only factor involved in evaluating my proposal. Impact to the community, resources to complete my proposed rehabilitation plan and currency on taxes of other properties owned within the City of Rome are also factors of consideration.

LM M.S. Initial

I understand that work cannot commence on any property until a rehabilitation agreement is signed, a building permit is issued and requisite boards (Zoning Board of Appeals, Planning Board, etc)

Signature of Applicant

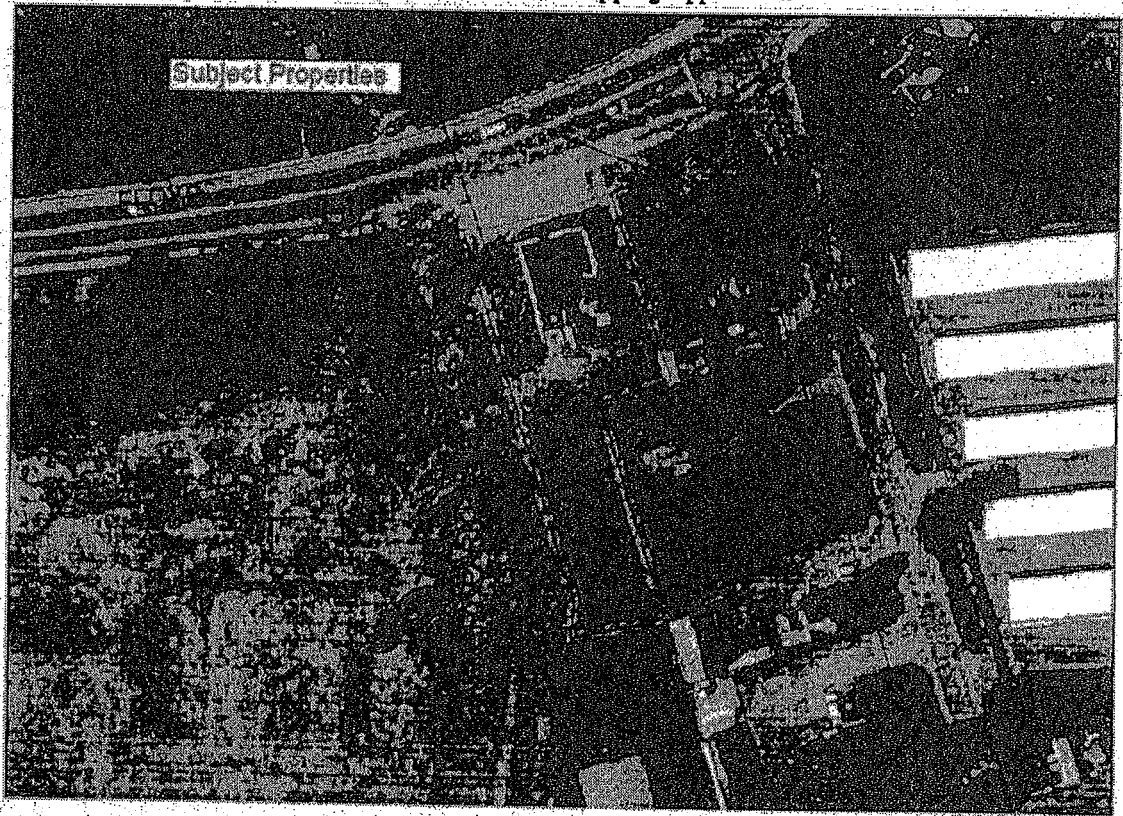
Date

4/30/13

Loretta Muela partner 4/30/13

Mad Mike Realty, LLC

Rome, NY Internet Mapping Application



**PROPOSAL TO PURCHASE PROPERTY ACQUIRED
BY THE CITY OF ROME THROUGH TAX FORECLOSURE**

Date of Proposal:

4/30/13

Name(s):

Macl Mike Realty LLC

Address:

400 Nevada Lake Ave
Carrollton, GA 30082

Tel No.:

315-534-3256 Mike 315-794-6725 Loretta

E-mail

mikesfloorstone@gmail.com
loretta meola@gmail.com

Mailing Address:

(if different from above)

Location of subject property:

Floyd Ave

vacant lot

Tax map number:

243.006-0002-004

Michael Santilippo - partner

Loretta Meola - partner

Will you use the property as your primary residence, rental real estate, investment or commercial/business?

Commercial investment

Have you checked with the City Codes Enforcement Office to determine whether your proposed use of the property complies with applicable zoning restrictions and/or whether there are any prerequisites for obtaining a building and/or demolition permit? ☒ Yes ☐ No

Explain how or why this property is desirable or suitable for your intended use or capable of being adapted for your intended use. For example, it adjoins property which you already own or because it is already zoned for your intended use.

if we get property 1148 Floyd Ave
would have an interest in obtaining
this parcel.

Desirable to obtain contingent if we obtain
1148 Floyd Ave.

Indicate, in detail, what rehabilitation and/or repairs (if any) you intend to make as part of your overall plan, estimated costs for each repair on the subject property and who is going to perform the work. (Attached separate sheet if necessary.)

N/A

Provide a detailed estimate of the financial cost associated with the acquisition and rehabilitation of the property, including sums anticipated for each of the following, as may be applicable: (1) purchase price; (2) legal fees and disbursements; (3) abstract searches and/or title insurance; (4) itemized statement of rehabilitation expenses (attach a separate sheet if necessary.)

- (1) Purchase price: \$500
- (2) Legal fees and disbursements: \$500
- (3) Cost of insurance, naming the City of Rome as an additional insured. The amounts of such insurance shall be in the sum of five hundred thousand dollars (\$500,000) for personal injury/general liability and five hundred thousand dollars (\$500,000) for property damage/fire loss, or, in the alternative, blanket coverage for five hundred thousand dollars (\$500,000). Note: insurance premiums may vary. Please check with your Insurance Company as to your specific policy premiums. \$500
- (4) Abstract searches and/or title insurance: \$500
- (5) Rehabilitation expenses 0

Total Estimate of Investment: \$2000

I understand that if my proposal is accepted, I will be responsible for the prorated tax burden (City, School and County) on the property from the date I sign the rehabilitation agreement and due at closing.

LM M.S. Initial

I understand that if my proposal is accepted, I am required to obtain an insurance binder prior to entering the property, naming the City of Rome as an additional insured. The amounts of such insurance shall be in the sum of five hundred thousand dollars (\$500,000) for personal injury/general liability and five hundred thousand dollars (\$500,000) for property damage/fire loss, or, in the alternative, blanket coverage for five hundred thousand dollars (\$500,000).

LM M.S. Initial

I understand that if my proposal is accepted, I am required to present funds in the amount of 25% of my proposed price (100% if a vacant lot) at the time of signing my rehabilitation agreement.

LM M.S. Initial

I understand that if my proposal is accepted and I am delinquent on any of the terms of my rehabilitation agreement, any investment or improvement will be forfeited.

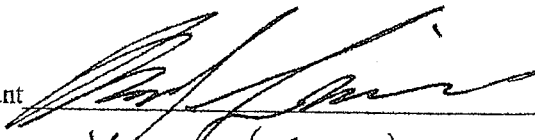
LM M.S. Initial

I understand that proposed price is not the only factor involved in evaluating my proposal. Impact to the community, resources to complete my proposed rehabilitation plan and currency on taxes of other properties owned within the City of Rome are also factors of consideration.

LM M.S. Initial

I understand that work cannot commence on any property until a rehabilitation agreement is signed, a building permit is issued and requisite boards (Zoning Board of Appeals, Planning Board, etc)

Signature of Applicant



Date

4/30/13

Theda Treeda-Parker

Theda Treeda Realty, LLC

RESOLUTION NO. 24

ESTABLISHING THE 2015 CITY OF ROME APPROVED VENDORS LIST
FOR VARIOUS DEPARTMENTS

By _____:

WHEREAS, General Municipal Law, §103, and Rome Code of Ordinances (“Rome Code” or “Code”) Chapter 2, Article V, Division 3, commonly referred to and hereafter as “Purchasing Procedure”, sets forth the process, rules and regulations regarding the purchasing of materials, equipment and services by the various departments of the City of Rome; and

WHEREAS, pursuant to the City’s Purchasing Procedure, any purchase of supplies/equipment in the amount of \$20,000.00 or more, or for contractual services in the amount of \$35,000.00 or more, must be done via the City’s “formal contract procedure”, which requires the advertising, receipt and consideration of bids; and

WHEREAS, pursuant to the City’s Purchasing Procedure, if a purchase of supplies/equipment or contractual services is less than the identified amounts, the City may purchase same by the “open market procedure”, which requires the solicitation of price quotes without the need for public advertising; and

WHEREAS, pursuant to the City’s Purchasing Procedure, it is deemed impractical to abide by either the “formal contract procedure” and the “open market procedure” for the purchase of supplies or contractual services in an amount less than \$1,000.00; and

WHEREAS, based on the operations of its various department, agencies and boards, the City of Rome purchases various supplies/equipment and/or services from various vendors, on an annual basis, which said purchases have a range of value from \$5.00 to less than \$1,000.00 and which relate to supplies/equipment and/or services purchased on an “as needed” basis or as the result of the vendor(s) having a specific part(s), exclusive rights to necessary part(s) or a particular expertise, not possessed by vendors in general, hereinafter said purchases are collectively referred to as “As Needed/Special Purchases”; and

WHEREAS, generally speaking, Rome Charter Law, Title A, requires the City of Rome Board of Estimate & Contract to authorize all contracts entered into by the City of Rome where equipment/supplies and/or contractual services are required, regardless of the price of the equipment/supplies and/or contractual services purchased; and

WHEREAS, in situations involving As Needed/Special Purchases, it is inefficient and cost-prohibitive—from an operational cost perspective—to require each and every purchase of equipment/supplies and/or contractual services to be formalized by a written agreement; and

WHEREAS, it is the recommendation of Donna Piekarski, Purchasing Agent, and Timothy A. Benedict, Corporation Counsel, that the City of Rome to establish a 2015 “Approved

Vendors List", wherein said vendors shall provide equipment/supplies and/or contractual services on an "as needed" or under special circumstances and authorizing the various departments of the City of Rome to purchase supplies/equipment and/or contractual services having a value of less than One Thousand and 00/100 Dollars (\$1,000.00) without the need for a written contract and upon submission of a voucher and an invoice; and

WHEREAS, Donna Piekarski, Purchasing Agent, and Timothy A. Benedict, Corporation Counsel, have opined that it is cost-effective, cost-efficient, and in the City's best interests to continue this practice, and, therefore, recommend that the Board of Estimate and Contract for the City of Rome authorize the City of Rome to establish a 2015 "Approved Vendors List", which is more specifically set forth herein as Exhibit "A", as the list of vendors from which the City of Rome or any of its departments, agencies or boards, may purchase supplies/equipment and/or contractual services on an "as needed" or as required by special circumstances and authorizing the various departments of the City of Rome to purchase supplies/equipment and/or contractual services having a value of less than \$1,000.00 from approved vendors, without the need for a written contract for each purchase; now, therefore,

BE IT RESOLVED, by the City of Rome Board of Estimate & Contract that the City of Rome hereby adopts the list of approved vendors, hereinafter as "Approved Vendors List", which is more specifically set forth herein at Exhibit "A", as the list of vendors from which the City of Rome or any of its departments, agencies or boards, may purchase supplies/equipment and/or contractual services on an "as needed" or as required by special circumstances without the need for executing a written contract for each purchase; and

BE IT FURTHER RESOLVED, by the City of Rome Board of Estimate & Contract, that any purchase of equipment/supplies or contractual services from the Approved Vendors List not having a written agreement must have a value of less than \$1,000.00; and

BE IT FURTHER RESOLVED, by the City of Rome Board of Estimate & Contract, that nothing in this Resolution shall be construed to nullify the requirements of Rome Charter Laws-Title A, §106, requiring that expenditures of funds shall only be made upon receipt of an invoice and an order/voucher—in triplicate—being submitted to the City of Rome Treasurer; and

BE IT FURTHER RESOLVED, by the City of Rome Board of Estimate & Contract, that nothing herein shall be interpreted to permit any officer, employee, department, agency or board of the City of Rome to divide any purchase(s) in such a manner so as to avoid the requirements of General Municipal Law, §103, or Rome Code of Ordinances, §§2-378 and 379; and

BE IT FURTHER RESOLVED, by the City of Rome Board of Estimate & Contract that the Approved Vendors List authorized hereby shall go into effect immediately and be retroactive to January 1, 2015, and shall expire on December 31, 2015.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

2015 APPROVED VENDOR LIST

1. Adirondack Tool
2. Air Temp
3. All State Scale
4. Allmax Software
5. Alpha DC Motors
6. Anderson Equipment Company
7. Aqualogics
8. Automeg Inc
9. BDP
10. Beaton Industrial
11. Ber Mor Gas Service
12. Big Bear Lawn Care Rick Fiorini
13. Buell Fuel
14. Bur Schoenburger
15. Chalmers & Kubeck
16. CJ Manley
17. Commonwealth Electric
18. Cummins Northeast
19. Cusworth Door
20. Dor Mar Roofing
21. Eggan Environmental
22. Electrical South
23. Empire Crane
24. Environmental Compliance
25. Erie Glass
26. Fastenal
27. Fire Fighting Equipment
28. Five Star Equipment
29. Flowserve
30. Gehring Pump
31. Hach Company
32. Harold Hurd Oil Furnace
33. Integrated Facility Systems
34. ITT Flyght
35. JM Door
36. JPJ Electronics
37. JWC Environmental
38. KJ Electric
39. Life Science Labs
40. Marcellus Door
41. Mc Peak Company
42. Mc Quade & Bannigan

2015 APPROVED VENDOR LIST

43. Mid York Fence
44. Midway Industrial
45. Milton Cat
46. Mohawk Valley Predictive Technology
47. MTC Appartus
48. Optimation
49. Parsons Sheet Metal
50. Penn Power
51. Pulver Roofing
52. Rig All
53. Rome Memorial Hospital
54. Rotochrome
55. Rotork
56. Shamrock Sewer Service
57. Siewert Equipment
58. Spectrum Analytical
59. Statewide Aqua Store
60. TR Enterprizes
61. Turblex
62. Tyler Fire Equipment
63. Verona Labs
64. Wildlife Solutions of Taberg

RESOLUTION NO. 25

AUTHORIZING THE MAYOR OF THE CITY OF ROME TO
ENTER INTO AN AGREEMENT WITH CHAD REESE

By _____:

WHEREAS, Brandon Lovett, Director of Administrative Services for the City of Rome, has recommended that the City of Rome, New York, enter into an agreement with Chad Reese, the Rome Free Academy Soccer Coach, to conduct a one (1) week soccer clinic at Franklyn's Field from July 27, 2015 through July 31, 2015, for a total amount not to exceed \$1,000.00; now, therefore,

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, that the Mayor of the City of Rome is hereby authorized to enter into an agreement with Chad Reese, the Rome Free Academy Soccer Coach, to conduct a one (1) week soccer clinic at Franklyn's Field from July 27, 2015 through July 31, 2015, for a total amount not to exceed \$1,000.00.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 26

AUTHORIZING THE MAYOR OF THE CITY OF ROME TO ENTER
INTO AN AGREEMENT WITH THE LAKE DELTA
VOLUNTEER FIRE DEPARTMENT, INC.

By _____:

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome that the Mayor of the City of Rome is hereby authorized to enter into a contract with the Lake Delta Volunteer Fire Department, Inc., for the purpose of providing secondary fire protection for certain areas within the City of Rome during the 2015 calendar year; and

BE IT FURTHER RESOLVED, that said contract shall be for a period of one year at a total cost of \$4,000.00, with the caveat that the contract will provide the City the right to challenge worker's compensation coverage of fire department personnel called into another municipality.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 27

AUTHORIZING THE MAYOR OF THE CITY OF ROME TO EXECUTE
AN AGREEMENT WITH THE STANWIX HEIGHTS VOLUNTEER
FIRE DEPARTMENT, INC.

By _____:

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome that the Mayor of the City of Rome is hereby authorized to enter into a contract with the Stanwix Heights Volunteer Fire Department, Inc., for the purpose of providing secondary fire protection for certain areas within the City of Rome during the 2015 calendar year; and

BE IT FURTHER RESOLVED, that said contract shall be for a period of one year, at a total cost of \$4,000.00 with the caveat that the contract will provide the City the right to challenge worker's compensation coverage of fire department personnel called into another municipality.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 28

AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT
WITH THE CAPITOL CIVIC CENTER

By _____:

WHEREAS, the Rome City Budget for 2015 contains a total appropriation of \$12,160.00 to assist in the operation and maintenance of The Capitol Civic Center, Rome, New York, now, therefore,

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, New York, that the Mayor of the City of Rome be and is hereby authorized to enter into an agreement with the Capitol Civic Center for the allocation of an appropriation in the amount of \$12,160.00 for the year 2015, and that the Treasurer be authorized to disburse such funds in quarterly installments of \$3,040.00, upon the presentation of a properly executed vendor's claim, and upon the receipt by the City Treasurer of an annual financial statement of the Capitol Civic Center, and that the Rome Board of Estimate and Contract shall receive a copy thereof.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 29

AUTHORIZING ANNUAL PAYMENT TO THE ROME ART AND
COMMUNITY CENTER BY THE CITY TREASURER

By _____:

WHEREAS, the Rome City Budget for 2015 contains a total appropriation of \$32,224.00 for the operation and maintenance of City owned property commonly known as the Rome Art & Community Center, located at 310 West Bloomfield Street, Rome, New York, by the nonprofit organization known as the Rome Art and Community Center; now, therefore,

BE IT RESOLVED, that an annual payment in the sum of \$32,224.00 be made to the Rome Art and Community Center for operation and maintenance during the year 2015, said payment to be made (in quarterly or as otherwise deemed fit) by the City Treasurer upon presentation of a properly executed vendor's claim and upon the receipt by the City Treasurer of a quarterly financial statement of said Rome Art & Community Center setting forth receipts, expenditures and any unexpended balances, and that the Board of Estimate and Contract shall receive copies of said quarterly financial statements; and

BE IT FURTHER RESOLVED, that the Mayor be and is hereby authorized to enter into an agreement incorporating the aforesaid terms and conditions for the year 2015.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 30

AUTHORIZING THE MAYOR TO ENTER INTO AN
AGREEMENT WITH THE ROME HISTORICAL SOCIETY

By _____:

WHEREAS, the annual budget of the City of Rome for 2015 has appropriated the sum of \$31,616.00 as the amount to be used in consideration of an agreement between the City of Rome and the Rome Historical Society; and

WHEREAS, the City of Rome and the Rome Historical Society agree that payment shall be made on a quarterly basis; now, therefore,

BE IT RESOLVED, that the City Treasurer be and is hereby authorized and directed to make payments to the Rome Historical Society of \$7,904.00 each quarter upon presentation of a properly executed vendor's claim and quarterly financial statements, and that the Board of Estimate and Contract shall also receive the quarterly financial statements; and

BE IT FURTHER RESOLVED, that the Mayor is hereby authorized to execute an appropriate agreement with the Rome Historical society relative to the services provided to the City of Rome by the Rome Historical Society.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 31

AUTHORIZING THE MAYOR TO ENTER INTO AN
AGREEMENT WITH THE JERVIS PUBLIC LIBRARY ASSOCIATION

By _____:

BE IT RESOLVED, that the City of Rome shall enter into an agreement with the Jervis Public Library Association for the year 2015 with consideration to be in the amount of \$322,932.00 for the provision of services to the City of Rome and that the Treasurer be authorized to pay the sum of \$80,733.00 in quarterly installments, upon presentation of a properly executed vendor's claim, and quarterly financial statements, and that the Board of Estimate and Contract shall also receive quarterly financial statements; and

BE IT FURTHER RESOLVED, that the Mayor is hereby authorized to execute an appropriate agreement with the Jervis Library Association relative to the services provided to the City of Rome by the Jervis Library Association.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 32

AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT
WITH THE ROME CEMETERY ASSOCIATION FOR CARE OF
THE CITY OF ROME PLOT DURING 2015

By _____:

BE IT RESOLVED, that the Mayor of the City of Rome is hereby authorized to enter into an agreement with the Rome Cemetery Association for the care of the City of Rome plot during the year 2015 for the annual consideration of \$2,000.00.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 33

AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT
PROVIDING FUNDS FOR THE MOHAWK VALLEY COMMUNITY
ACTION AGENCY, INC. RUNAWAY & HOMELESS YOUTH PROGRAM

By _____:

WHEREAS, the Mohawk Valley Community Action Agency, Inc., "Runaway & Homeless Youth Program" has requested that the Board of Estimate and Contract provide an appropriation of funds for the benefit of providing emergency short-term residential and non-residential care to youth of the City of Rome; and

WHEREAS, the purpose of said program is to provide twenty-four hour services to youth of the community, with the goal of assisting families to rectify difficulties they are experiencing so that youth and family can stay together; and

WHEREAS, the Board of Estimate and Contract believes that such a program will serve a useful and helpful purpose in the community; and

WHEREAS, the City of Rome by this resolution does express its intention to cooperate with this program and has appropriated the sum of \$1,600.00 for the year 2015; now, therefore,

BE IT RESOLVED, that the Mayor of the City of Rome be and is hereby authorized to enter into an agreement with the Mohawk Valley Community Action Agency, Inc., Runaway & Homeless Youth Program for the benefit of providing emergency short-term residential and non-residential care to youth in the City of Rome in the sum of \$1,600.00 as directed by the 2015 budget.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 34

AUTHORIZING A CONTRACT BETWEEN THE CITY OF ROME
AND THE HUMANE SOCIETY OF ROME, INC.

By _____:

WHEREAS, the City of Rome and the Humane Society of Rome, Inc., currently enjoy a relationship whereby the Humane Society of Rome provides certain services to the City in connection with the care and feeding of abandoned, lost and unwanted pets at its shelter on Lamphear Road; and

WHEREAS, the City and the Humane Society desire to continue said relationship and set forth their respective rights and responsibilities in regard to this relationship in the form of a written contract; now, therefore,

BE IT RESOLVED, that the Mayor be and is hereby authorized to enter into a contract with the Humane Society of Rome, Inc., relative to the care and feeding of abandoned, lost and unwanted pets at the Humane Society's animal shelter located on Lamphear Road and the services provided therefrom; and

BE IT FURTHER RESOLVED, that the Mayor of the City of Rome be and is hereby authorized to enter into an agreement with the Humane Society of Rome, Inc., relative to the care and feeding of abandoned, lost and unwanted pets at the Humane Society's animal shelter, in the sum of One Hundred Fifty and 00/100 Dollars (\$150.00) per dog provided to the Humane Society by the City of Rome, up to \$22,880.00, as authorized by the 2015 budget.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED: DEFEATED:

RESOLUTION NO. 35

AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT
PROVIDING FUNDS FOR THE SENIOR CITIZENS COUNCIL

By _____:

WHEREAS, the Senior Citizens Council of Rome, New York, Inc., has requested that the Board of Estimate and Contract provide funding in consideration of the assistance of local recreational programs for senior citizens by the above named group; and

WHEREAS, the Board of Estimate and Contract feels that such a program will serve a useful and helpful purpose and will be in the best interests of the City of Rome; and

WHEREAS, the City of Rome by this Resolution does express its intention to cooperate with the program and has appropriated the sum of \$42,560.00 for 2015 which sum shall be made available in quarterly installments from the proper Recreational Department accounts; now, therefore,

BE IT RESOLVED, that the Mayor be and is hereby authorized to apply for a partial reimbursement of funds so expended on such program from the proper state agency as provided by state law; and

BE IT FURTHER RESOLVED, that the Mayor be and is hereby authorized to enter into an agreement to provide a sum of \$42,560.00 for the assistance of local programs for senior citizens as directed by the 2015 budget, and that the Treasurer be authorized to disburse such funds in quarterly installments of \$10,640.00, upon the presentation of a properly executed vendor's claim; and

BE IT FURTHER RESOLVED, that commencing April 1, 2015, the Senior Citizens Council shall submit quarterly financial reports to the Board of Estimate and Contract of the City of Rome.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 36

AUTHORIZING THE MAYOR OF THE CITY OF ROME TO
ENTER INTO AN AGREEMENT WITH R-CATS, OF ROME, NEW YORK

By _____;

WHEREAS, City Treasurer, David Nolan, has recommended that the City of Rome, New York, retain the services of R-CATS, of Rome, New York for services which shall include providing the City of Rome with assistance in monitoring the feral cat population now; therefore,

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, that the Mayor of the City of Rome is hereby authorized to enter into an agreement with R-CATS, of Rome, New York at an amount not to exceed \$2,500.00, for assistance in monitoring the feral cat population with the City of Rome, New York.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 37

AUTHORIZING THE MAYOR TO ENTER INTO SEPARATE AGREEMENTS
WITH VENDORS TO SUPPLY AND DELIVER SUMMER CARNIVAL RIDES,
CONCESSION MACHINES AND SUPPLIES

By _____:

WHEREAS, Donna Piekarski, Purchasing Agent for the City of Rome, New York has recommended that the Mayor of the City of Rome enter into three (3) separate agreements with the following vendors for supply and delivery of summer carnival rides, concession machines and supplies, including labor costs:

| | | | |
|------------------|---------------------------------|--------------------------------|-------------------|
| <u>4/3/2015</u> | <u>Easter Egg Hunt</u> | <u>Party Time Rentals</u> | <u>\$550.00</u> |
| <u>6/26/2015</u> | <u>Summer Kick-Off Carnival</u> | <u>Scotty's Jump 'N Fun</u> | <u>\$1,400.00</u> |
| <u>8/13/2015</u> | <u>Summer Year-End Carnival</u> | <u>Varanos Super Jump Inc.</u> | <u>\$1,375.00</u> |

; now, therefore

BE IT RESOLVED, that the Mayor of the City of Rome, New York is hereby authorized to enter into three (3) separate agreements with the above referenced vendors for supply and delivery of summer carnival rides, concession machines and supplies, including labor costs, pursuant to the attached proposals and documents, which are made part of this Resolution.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

Event Invoice

Party Time Event Rental's

504 W Dominick St
Rome NY 13440
Phone: 315-292-3510

Email: RBohning@yahoo.com
www.NyPartyTimeRentals.com

Date: 12/10/2014

Renter: City of Rome Recreation Department

Address: 198 N Washington St. Rome NY 13440

Phone: 315-339-7656

Contact: Ryan Hickey

Job Date: Friday April 3rd 2015
Setup Time: 12:00 noon
Deposit: NA

Event Property Address : Easter Egg Hunt
Joe Griffo Square
City Hall
198 N Washington St Rome Ny 13440

| Qty. | Item Description | RATE | Office Use |
|------|--|----------|------------|
| 1 | 19ft Inflatable Slide * | \$300.00 | |
| 1 | XL Bounce House 16x16 * | \$150.00 | |
| 1 | Cotton Candy Machine rental w/ 100 servings * | \$100.00 | |
| 1 | Extra 100 cotton Candy servings | \$50.00 | |
| | | | |
| | | | |
| 1 | We will offer either a free upgrade to a Bounce House with Slide Combo | | |
| | Or \$50 off your entire purchase | | |
| | | | |
| | | | |
| | Total with free bounce house slide upgrade | \$600.00 | |
| | Total with XL Bounce and \$50 Off Promo | \$550.00 | |
| | | | |
| | | | |
| | | | |
| | | | |

Notes: All items will be dropped of Friday 4/3/2015 around 12:00pm. We will pick up all the items at 3:30pm.

Incomplete invoices will not be accepted. All information must be filled out.

Scotty's Jump'N Fun Party Rentals
6700 Martin Street
Rome, New York 13440
Watertown, NY 13601

315-338-5555
315-788-7800

Payment Terms

Due Date

INVOICE #



Please make checks payable to Scott Smith

BILL TO: Department of Parks and Recreation
198 N. Washington Street
Rome, NY 13440

PARTY ADDRESS: Franklyn's Field
1106 N. James St.
Rome, NY 13440

Kick-off

| | | | | |
|--------------|--|---------------|-----------------|-------------|
| Salesperson: | Ashley | Driver: Scott | Date of order: | 12/17/14 |
| Pmt. Terms: | 50% is required when placing order and the balance is due ONE week before the day of your event. | | Date of event: | 6/26/14 |
| | | | Time: | 5:30-8:30 |
| Email: | | | Contact person: | Ryan Hickey |
| | | | Contact number: | 339-7654 |

QTY.

DESCRIPTION

PRICE EACH

AMOUNT

All items listed are at your request.

- 1 Obstacle Course
- 1 Wipe Out/Big Baller
- 1 22' Dual Lane Slide
- 1 Bounce House
- 1 Cotton Candy machine with 200 Servings
- 1 Snow Cone Machine with 200 Servings

\$1,400.00

1,400.00

A direct power source must be supplied by you and can be no more than 50 feet from the bounce. Failure to provide this power will result in the bounce not being set-up and an add'l delivery fee being charge on a subsequent visit
 Children are required to wear socks. NO food or face painting in bounce

It is hereby warranted and represented that the individual signing this agreement is authorized to do so on behalf of the customer be it a corporation, partnership, or other entity. It is further understood that the risk of loss of the equipment as well as any liabilities which may stem there from as it may pertain to the lessor of the customer during the time that the customer has possession of the equipment stated herein, said risk of loss shall be that of the customer. New York Statutes provide that willful failure to return leased or rented property is a Class A misdemeanor or a Class C felony. I have read and understand the terms and conditions on both sides of this agreement and certify that those printed on the other side are agreed to as if printed above my signature. There are no oral or other representations not included herein. I have received a copy of this agreement.

Lessee's Signature:

ALL MONEY PAID IS NOT REFUNDABLE
YOU MAY RESCHEDULE FOR ANY AVAILABLE DATE

8.75%

Non-Refundable Deposit:

Please make checks payable to Scott Smith

| | |
|-------------------------|------------|
| Sub total: | \$1,400.00 |
| tax: | \$0.00 |
| Total: | \$1,400.00 |
| Non-Refundable Deposit: | \$0.00 |
| Visa | \$0.00 |
| cash | \$0.00 |
| Amount due: | \$1,400.00 |

len St
13440
es
-335-1244
osuperjump.com

Invoice number 0350
Invoice date 12/11/2014
Reference Summer Year-End C

ie
y
hington St
13440
es
mecitygov.com

Ship To
Franklyn's Field
1106 N. James St
Rome, NY 13440
United States

| Description | Quantity | Unit price |
|----------------------------------|----------|------------|
| Extreme Rush Obstacle Course | 1 | \$600.00 |
| Zip Thru Obstacle Course | 1 | \$450.00 |
| 19' Super Wet/Dry Slide | 1 | \$325.00 |
| Sports Arena Bounce House | 1 | \$150.00 |
| Dunk Tank | 1 | \$200.00 |
| Cotton Candy Machine | 1 | \$100.00 |
| Snow Cone Machine | 1 | \$100.00 |
| Additional Cotton Candy Servings | 400 | \$0.25 |
| Additional Snow Cone Servings | 400 | \$0.25 |

Subtotal \$
Discount
Total \$1,375

nd conditions

RESOLUTION NO. 38

AUTHORIZING THE MAYOR OF THE CITY OF ROME TO
ENTER INTO AN AGREEMENT WITH CAMIROS, LTD.

By _____;

WHEREAS, Jake DiBari, Director of the Department of Community and Economic Development, for the City of Rome, has recommended that the City of Rome, New York, retain the professional services of Camiros, Ltd., relative to the Re-tooling Rome for Smart Growth project for Comprehensive Plan and Zoning updates for a total contract price of \$106,560.00; now, therefore,

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, that the Mayor of the City of Rome is hereby authorized to enter into an agreement with Camiros, Ltd., relative to the Re-tooling Rome for Smart Growth project for Comprehensive Plan and Zoning updates for a total contract price of \$106,560.00, pursuant to the attached documentation which is made part of this Resolution.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RFP-2014-062

RE-TOOLING ROME FOR SMART GROWTH

Zoning & Master Plan Sustainability Updates

➔ **PROPOSAL DOCUMENTS**
SUBMITTED BY:

Camiros
411. South Wells Street
Suite 400
Chicago, IL 60607



camiros

consultants in planning, zoning, economic development,
urban design & landscape architecture

December 9, 2014

Rome City Clerk
1st Floor
198 N Washington Street
Rome, NY 13440

To Whom It May Concern:

Camiros is pleased to submit this proposal to assist the City of Rome in a Sustainability Update for the Comprehensive Plan and Zoning Ordinance. We feel that our extensive practice in sustainable planning and development regulations makes us uniquely qualified to undertake this assignment.

We have drafted plans and regulations with a focus on sustainability for a number of municipalities across the country. We are currently completing the Buffalo Green Code, which includes a Land Use Plan and form-based Unified Development Ordinance focused on sustainability. To create more environmentally responsible ordinances has become a key part of our work in Baltimore, Maryland, where we have worked with the City's Sustainability Committee and Public Health Department to incorporate their goals and vision for the City, and in New Orleans, Louisiana, where a key goal is to encourage the rebuilding of the City in a sustainable, resilient manner. We also worked with Winnebago County, Illinois to draft a Unified Development Ordinance that will implement many of the sustainability goals recently adopted in the 2030 Land Resource Management Plan. Camiros authored the 2030 Land Resource Management Plan and won an award from the American Society of Landscape Architects for Environmental Stewardship; the development regulations will take the project from policy to implementation.

Based on our experience and expertise, we believe we have the right combination of skills to successfully assist the City in completion of this assignment. We thank you for the opportunity to compete for this interesting assignment and welcome your review of our proposal. Please feel free to contact us if you need more information.

Arista Strungys
Principal Consultant
Camiros, Ltd.
411 S. Wells
Chicago, Illinois 60607
Phone: 312.922.9211 ext. 222
Email: astrungy@camiros.com

We hope to hear from you in the near future.

Sincerely,



Arista Strungys, AICP
Principal Consultant

INTRODUCTION TO CAMIROS

Camiros is an urban planning firm providing a full range of services in the areas of zoning, planning, economic development, and landscape architecture. The professionals of Camiros include specialists in zoning, urban design, comprehensive planning, landscape architecture, site planning, and public participation. In addition, the firm maintains a strong working relationship with professionals in transportation, law, economic analysis, and other fields. Various staff members have also served as elected or appointed officials of local governments, professional instructors, and on major civic boards. The corporation, founded in 1976 and located in Chicago, Illinois, provides services to both public and private clients; however, the thrust of our practice is public. The firm has provided planning services to over 250 communities across the country. In many cases we have been retained to provide continuing consulting arrangements with communities once projects have been completed.

Camiros prides itself on using creative and innovative planning techniques and actively participating in professional development, research, and educational aspects of planning and zoning. Over the years, Camiros has established a national reputation as a leader in preparing master plans and zoning ordinances.

Camiros is very active in comprehensive planning, downtown planning, historic preservation, urban design, and landscape architecture. Staff works among a variety of these practice areas, and can bring these insights to bear within our development control work. Being active in these other areas of practice gives us greater background to enhance the quality of our development control regulations and to relate these regulations to essential community policy.

Camiros also has a full studio of urban designers and landscape architects expert in the full range of graphic software, AutoCAD, web design, and GIS. The Camiros studio produces all illustrations, models, and maps in-house, and is able to produce all needed documents, graphics, and maps for the project. Camiros works to create an overall theme for an ordinance's graphics that is unique to each municipality that we work with. This approach uses state-of-the-art graphic techniques, and addresses the needs, desires, and preferences of the client, as we believe that graphics are key to communicating the intent of regulations and planning policies.

Camiros is able to address all aspects of this assignment. Our organizational structure for this assignment is described in the chart below. The following Camiros staffing organization is proposed for this assignment:

- » Arista Strungys, Principal: Principal Consultant, Project Manager
- » Chris Jennette, Associate: Associate Planner - Sustainability, Urban Design, Landscape Architecture
- » Adam Rosa, Senior Associate: Associate Planner - Urban Design

The Project Manager directs the overall approach and oversee quality control, as well as provides expertise as needed. She serves as the administrative contact, and ensures all benchmarks and timelines are met. She is also central to all zoning project tasks, in particular client contact, ordinance diagnostic, formation of regulatory policy, public participation efforts, and drafting. Planners are included for specific expertise, research and testing, site analysis, and drafting assistance.

Brief descriptions of relevant experience for these key staff members are included below. While all Camiros staff will be available to assist on this project, the following four individuals are specifically assigned to this project. Complete resumes for these individuals are included at the end of this proposal.

Arista Strungys, AICP, is the Project Manager for this project. Arista, Principal Consultant and Camiros Partner, heads the firm's zoning practice and has been with Camiros for over 17 years. She has expertise in all types of zoning, including form-based, sustainable and performance-based regulations. Her vast range of experience includes: the Baltimore, Maryland Zoning Code; the Providence, Rhode Island, Zoning Ordinance; a form-based code for Buffalo, New York; the New Orleans, Louisiana Comprehensive Zoning Ordinance; the Unified Development Code for Clark County (Las Vegas), Nevada; a form-based Downtown Zoning District for Yonkers, New York; the zoning ordinance update for Newark, New Jersey; and a zoning ordinance revision for Oklahoma City, Oklahoma; zoning ordinance updates for numerous Illinois communities including Park Ridge, Riverside, and La Grange Park, among others. Arista has also worked on comprehensive, downtown and neighborhood planning assignments for communities such as Trenton, New Jersey, and Winnebago County, Park Ridge, and Libertyville, Illinois. Her work on the Comprehensive Land Use Plan for Winnebago County, Illinois won a 2009 American Society of Landscape Architects Award for environmental stewardship.

Chris Jennette, LEED Associate, Associate, is a landscape architect and urban designer. Chris brings a broad range of technical and research-based experience, as well as an extensive set of creative and analytical skills to Camiros projects. Chris will provide support this project in the areas of research, site planning and zoning regulation testing, landscape architecture, urban design, and graphics. Chris possesses strong organizational, editorial, and graphic abilities. He is skilled in the creation of graphic resources such as maps, diagrammatic illustrations, character sketches, and detailed plan renderings. His site planning and development experience includes the design and development for a broad range of project types from mixed-use, transit-oriented city centers, to greenways, commercial corridors, resort communities, and institutional campuses.

Adam Rosa, AICP, Senior Associate, has experience in the planning and design of neighborhood infill, transit-oriented development, and mixed-use projects. Recently, he has led a variety of transit-oriented development plans from visioning through to the creation of both TOD regulations and station area design guidelines. Prior to joining Camiros, Adam managed the successful Northside and Upper Kirby Livable Centers Studies for the Houston-Galveston Area Council. He has also been instrumental in leading several APA award-winning projects including Multi-Family Design Guidelines for the City of Mountain View, California and the Waipahu Neighborhood TOD Plan for the City and County of Honolulu, Hawaii.

All team members commit to their assigned roles and responsibilities within the assignment until completion of the project.

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Arista Strungys, AICP, PP

Principal Consultant

Education

Master of Urban Planning,
University of Illinois at Chicago

Bachelor of Liberal Arts in English,
Concentration in Writing, University
of Illinois at Chicago

Professional Affiliations

Lambda Alpha Land Economics Society
American Planning Association
American Institute of Certified Planners
US Green Building Council
New Jersey Professional Planner (Certified)
Phi Beta Kappa

Arista Strungys has extensive experience in a wide array of zoning and planning projects throughout her career with Camiros. Ms. Strungys is the primary author of ordinances for Baltimore, Maryland, New Orleans, Louisiana, Yonkers, New York, Newark, New Jersey, Clark County (Las Vegas), Nevada, Cleveland Heights, Ohio, Salt Lake County, Utah, Oklahoma City, Oklahoma, St. Cloud, Minnesota, Council Bluffs, Iowa, and Riverside, Park Ridge, River Grove, Hinsdale, La Grange Park, Mundelein, Maywood, Winnebago County, McHenry County and Grundy County, Illinois. Arista has also provided expert witness testimony for a variety of communities, and has researched and authored reports on adult use and fair housing issues for expert witness testimony.

Many of the ordinances authored by Ms. Strungys have utilized a variety of regulatory techniques including form-based, performance-based and "green"-oriented zoning. Ms. Strungys also has web-based ordinance experience, having created a hypertext version of the Clark County Ordinance for inclusion on the County's website and a web-version of the Homewood, Illinois Ordinance.

Awards

New Orleans, LA - Master Plan
2010 National APA Award
for a Hard Won Victory

**2030 Land Resources
Management Plan**

Winnebago County, Illinois
Honor Award, IL ASLA, 2009

Ms. Strungys has completed a number of comprehensive, downtown and neighborhood plans, including the sustainability and preservation driven county-wide comprehensive plan for Winnebago County, Illinois, that won a 2009 ASLA Award for Environmental Stewardship. She also co-authored the APA Gold Award-winning Residential Districts Ordinance update for Riverside, Illinois. Ms. Strungys worked extensively on an award-winning Comprehensive Plan update for Libertyville, Illinois which included public participation components such as focus groups, community meetings, and key person interviews; a Downtown Plan for Trenton, New Jersey; and LISC Neighborhood Plans for Chicago neighborhoods.

West Bench Project Analysis

75,000 Acre TOD Regional Planning
Plan, Salt Lake County, Utah,
President's Award, IL ASLA, 2009

Ms. Strungys' experience further includes analysis and authorship of various studies and reports including demographic and land use analysis for numerous municipalities; research and creation of a primer on the use of "Specific Plans" for Lancaster County, Pennsylvania; and creation of an Affordable Housing Analysis Report for Grundy County, Illinois.

Form-Based Residential Districts

Village of Riverside, Illinois
Gold Award, Plan Category
IL APA, 2007

Ms Strungys has published numerous articles on zoning practice, including:

Libertyville, IL - Comprehensive Plan
2006 IL APA Award

- Zoning Practice (National APA Publication), Issue 11 (November 2007):
"The Practice of Site Plan Review"
- Zoning Practice (National APA Publication), Issue 5 (May 2008): "Five
Steps to a Hybrid Code"
- Zoning Practice (National APA Publication), Issue 12 (December 2011):
"Mapping Principles for Rezoning"

Project Experience //

Arista Strungys, AICP

Development Regulations - National

- Baltimore, MD
- Buffalo, NY
- Clark County (Las Vegas), NV
- Cleveland Heights, OH
- Council Bluffs, IA
- New Orleans, LA
- Newark, NJ
- Oklahoma City, OK
- Salt Lake County, UT
- St. Cloud, MN
- Yonkers, NY

Development Regulations - Illinois

- Grundy County, IL
- Hinsdale, IL
- La Grange Park, IL
- Maywood, IL
- McHenry County, IL
- Midlothian, IL
- Mundelein, IL
- Park Ridge, IL
- River Grove, IL
- Riverside, IL
- Sauk Village, IL
- Wilmette, IL
- Winnebago County, IL

Plans, Studies & Reports

- Chicago, IL – LISC Neighborhood Plans
- Grundy County, IL – Affordable Housing Analysis
- Lancaster County, PA – Specific Plan Primer
- Libertyville, IL – Comprehensive Plan
- Marshall, IL – Adult Use Expert Witness Report
- Park Ridge, IL – Higgins Road Corridor Plan
- Trenton, NJ – Downtown Plan
- Winnebago County, IL – Land Resource Management Plan

Presentations - National American Planning Association (APA) Conference:

- "Master Plan and Zoning Ordinance for New Orleans," New Orleans, 2010
- "How Sick Is Your Zoning Ordinance?," Las Vegas, 2008
- "Hybrid Zoning," Philadelphia, 2007
- "Planning, Cities and Technology," San Antonio, April 2006
- "Planning and Technology," San Francisco, April 2005

Presentations - Various Local and Midwest American Planning Association (APA) sessions – topics include:

- Hybrid zoning
- Sustainable development regulations
- Principles for zoning mapping

Publications

- Zoning Practice (National APA Publication), Issue 11 (November 2007): "The Practice of Site Plan Review"
- Zoning Practice (National APA Publication), Issue 5 (May 2008): "Five Steps to a Hybrid Code"
- Zoning Practice (National APA Publication), Issue 12 (December 2011): "Mapping Principles for Rezoning"

camiros

Christopher Jennette, ASLA

Associate

Education

Master of Landscape Architecture,
University of Massachusetts, Amherst

Bachelor of Arts,
Political Science & English Literature
Middlebury College

Chris Jennette brings a broad range of technical and research-based experience, as well as an extensive set of creative and analytical skills to Camiros projects. Mr. Jennette's experience includes land use planning, urban design, master planning, zoning, transit-oriented development, and design work at a variety of scales. He possesses a deep commitment to thoughtful, responsive planning and design that impacts people's daily lives, and acts as a positively transformative force for communities.

Professional Affiliations

American Society of
Landscape Architects



Urban Design, Urban Revitalization, Streetscape Design //

Experience includes development of site inventory and analysis, neighborhood character assessments, urban form studies, and conceptual plans and design strategies for a variety of communities. Project experience includes the development of conceptual plans, infill strategies, and streetscape character development for the cities of Springfield, Massachusetts and Bridgeport, Connecticut, as well as transit-oriented development and streetscape work in Richton Park and Chicago, Illinois, and brownfield opportunity area analysis and assessment in the city of Buffalo, New York.

Awards

**2012 Illinois APA Award
for Community Participation:**
Rockford Choice Neighborhoods Plan

2010 ASLA Honor Award:
For Excellence in Graduate Work

Planning & Zoning //

Recent experience includes work on the Rockford, Illinois Choice Neighborhoods Transformation Plan (including development of a Community Planning Handbook), The Buffalo, New York Green Code & Future Land Use Plan, and most recently the development of sub-area plans, strategies, and potential regulatory approaches to improve conditions within the waterfront communities of McHenry County, Illinois. Zoning experience includes work on regulations and graphic communication strategies for a variety of form-based and traditional zoning projects, including work in Buffalo, New York, Salt-Lake County, Utah, New Orleans, Louisiana, and Duluth, Minnesota.

**2010 University of Massachusetts, Amherst
Olmsted Scholar**

Site Planning & Landscape Design //

Mr. Jennette has experience in creating conceptual plans for a broad range of project types from mixed-use, transit-oriented town centers, to greenways, commercial corridors, resort communities and institutional campuses. His site programming, conceptual design, and design development work incorporates a deep understanding of social and ecological conditions, historical narrative, intended users, and desired outcomes. Chris is skilled in the creation of project resources including base drawings, diagrammatic illustrations, character sketches, hand rendered drawings, and detailed computer rendered models, plans, sections and perspectives.

Graphic & Technical Capabilities //

Technical capabilities include graphics software and mapping programs including AutoCAD, ESRI (ArcInfo) ArcGIS 9+, the Adobe Creative Suite of software programs (CS+), Sketchup, and the full range of office productivity software for both PC and Mac platforms. Chris is also skilled in traditional hand graphics, diagramming and sketching techniques.

camiros

Adam L. Rosa, AICP

Senior Associate

Education

Bachelor of Urban Planning
University of Cincinnati

Professional Affiliations

American Institute of Certified Planners
American Planning Association
Congress for the New Urbanism

Awards

Rockford Choice Neighborhoods Plan
Community Outreach,
Illinois Chapter,
American Planning Association, 2012

Waipahu Neighborhood TOD Plan

Best Practices in Sustainability,
Hawaii Chapter,
American Planning Association, 2009

Mountain View Rowhouse Guidelines and Standards

Planning Implementation,
California Chapter,
American Planning Association, 2006

Livermore Vision Project

Comprehensive Planning,
California Chapter,
American Planning Association, 2003

Smart Growth Strategy / Regional Livability Footprint Project

Charter Award,
Congress for New Urbanism, 2003

Over the past thirteen years, Adam Rosa has demonstrated the ability to generate creative planning and design concepts focused both on placemaking and improving existing neighborhoods. Recently, he has led a variety of transit-oriented development plans from the corridor level to specific station area design. Mr. Rosa believes that successful communities must blend transportation infrastructure and public space with appropriate land use and urban form. Each of these ingredients is essential to creating places where people want to live, work and play.

As an AICP planner, Mr. Rosa has led and managed complex projects from the proposal and interview phase through the final approval process. Clients count on his organizational skills, creative abilities and attention to detail. Mr. Rosa has excellent graphic, written and verbal communication skills, along with extensive experience in making presentations to developers, stakeholder groups, city staff, and political decision makers. Mr. Rosa has helped lead a number of multi-disciplined teams on a variety of highly successful public and private sector planning efforts in communities throughout the country.

Prior to joining Camiros, Mr. Rosa was the project manager for the Ho'opili Master Plan, a 1,600 acre "new town" under development by D.R. Horton in western Oahu, Hawaii. Ho'opili, focusing on two proposed rail stations, is the first transit-oriented development in the state of Hawaii and is currently being considered for LEED-ND accreditation. The design for Ho'opili incorporates cutting-edge techniques in urban agriculture with a strong framework of neighborhoods and gathering places. Mr. Rosa has also recently led and managed the Aiea/Pearl City Neighborhood TOD Plan for the City and County of Honolulu, which is the third in a series of community-driven, City-sponsored, transit-oriented development plans along the new elevated rail corridor. The TOD Plan includes alternatives, phasing strategies, and recommended zoning overlay regulations that are specifically tailored to each station area in order to help implement the community's desired vision.

Past experiences also include completing two Livable Centers Studies for the Houston-Galveston Area Council that incorporate specific recommendations for neighborhood improvements ranging from grass-roots "better block" projects to new pedestrian bridges and hike-and-bike trails. He also helped lead the Ferry/Gateway Urban Design Plan for the City of Bainbridge Island, Washington, which examines opportunities for the development of a new mixed-use waterfront neighborhood adjacent to one of the busiest auto ferry terminals in the country.

APPROACH TO SUSTAINABILITY

The term sustainability is often used in reference to environmental factors. Yet community sustainability, the ability for city interments and private development to provide a high quality of life for residents now and into the future is much more than that. A sustainable community is one that contains a land use pattern that fits and encourages the economic and lifestyle needs of a community. It is one that accommodates a host of transportation modes, scaled to the needs of the community. And it is one that enables environmentally-sound development, for example reducing urban heat islands through parking lot landscape, allowing solar panels, wind turbines, and other alternative energy systems, permitting community gardens and limited food processing in select commercial districts to expand access to healthy foods. It increases transportation choice by requiring bicycle parking, encouraging more dense development near transit, and requiring the provision of pedestrian access to new development and linking development proposals to the provisions of appropriate capital improvements. Finally, it provides the opportunity to protect the City's natural resources. And with this need, planning and zoning must be re-evaluated to assure that they contribute to a sustainable and high quality of life. This RFP directly reflects this orientation.

To address sustainability, we need to realize that a change in one policy or regulation may inadvertently affect another. For example, in order to accommodate parking we tend to over-pave areas and increase run-off. We limit the scope of accessory uses to restrict renewable energy devices and technologies. We locate buildings in a manner that reduces natural interior lighting. We separate uses so that it becomes infeasible to conveniently walk from home to the store. These requirements were not established to create conflict or purposefully increase energy demand. They resulted from trying to meet specific community goals. However, creating sustainable, energy efficient places requires us to test the impact of commonly held assumptions to be sure that our plans and codes do not produce unanticipated consequences.

In essence, planning policy and zoning regulation needs to be comprehensive in addressing all aspects of quality of life. And a sustainable master plan and zoning code need to reach beyond environmental systems to consider how land use policy and regulation affects factors such as:

- » Accommodating alternative energy sources
- » Increasing walkability and encouraging alternate modes of transportation, including biking and public transit
- » Allowing for local food production
- » Proper use mixes and siting standards within districts
- » Developing sustainable building design standards
- » Creating sustainable neighborhoods
- » Requiring sustainable landscape and stormwater management

One way to make this assessment is to undertake a "sustainability audit" as described in the RFP. The audit reviews the plan and the code as a whole and assesses the roadblocks and omissions to sustainable development by uncovering those policies and regulations that can be labeled "unsustainable." Each element of the plan and section of the code is reviewed through the lens of sustainability, and a series of potential revisions and additions is compiled. Once the audit is complete, we can suggest how to best tackle the issues identified through changes in policy and regulation.

The principle at the core of such audit is that policies and regulations should allow for and encourage and incentivize a variety of sustainable development techniques at the building and neighborhood level, improve opportunities for renewable energy, and incorporate standards that take advantage of a variety of existing resources. This can range from large-scale development concepts like conservation design and transit-oriented development to regulations and permissions for site-specific elements like solar panels, wind turbines, and the use of pervious pavers. This should be structured around the following goals:

- » Reduce barriers to sustainable and energy saving development techniques.
- » Create incentives for new development, as well as flexibilities for the retrofitting of existing development, to incorporate more sustainable development techniques.
- » Set standards that for these techniques that make permissions clear and address potential impacts.

Camiros has developed the following matrix to illustrate how plans and codes can be assessed and reviewed to become more sustainable. The following table provides a full range of suggested strategy and implementation actions that might be considered during the sustainability audit.

| FOCUS | STRATEGIES | EXAMPLES OF ACTIONS |
|---|---|--|
| SUSTAINABLE DEVELOPMENT STANDARDS: SMALL-SCALE | <ul style="list-style-type: none"> ⇒ Assess if key aspects of sustainable development are addressed ⇒ Incorporate new policies and standards for alternate modes of transportation ⇒ Revise parking standards to reduce auto-orientation & auto-dependence where appropriate | <ul style="list-style-type: none"> • Impervious surface & lot coverage requirements • Pervious materials permissions • Building siting requirements for passive solar access • Parking alternatives: shared parking, cross-access agreements, land banking • Parking maximums & parking prohibitions • Car-sharing permissions & incentives • Bike parking & bike facilities • Universal housing designs to facilitate aging-in-place |
| SUSTAINABLE DEVELOPMENT STANDARDS: LARGE-SCALE | <ul style="list-style-type: none"> ⇒ Link new development to existing services ⇒ Create protections for natural resources ⇒ Evaluate subdivision regulations to eliminate unsustainable requirements & incorporate flexibilities ⇒ Encourage innovative development practices | <ul style="list-style-type: none"> • Requirements for mixed-use, TOD or TND development in key areas • Requirements for conservation design for areas where natural resource preservation is needed • Requirements for low-impact development • Incorporate "complete streets" • PUD process that requires public benefits & amenities, including sustainable design • Flexibilities & incentives for LEED or LEED-equivalent new construction & neighborhood design |
| PERMITTED DENSITIES | <ul style="list-style-type: none"> ⇒ Evaluate permitted densities in land use categories and zoning districts to see if they match what can be accommodated or should be allowed ⇒ Assess whether there are older development policies in place that do not reflect an existing denser pattern of development | <ul style="list-style-type: none"> • Increase the permitted density where a range of services are available, creating a mixed-use environment • Implement "minimum" densities for new development in certain areas • Density bonuses for incorporating sustainable development techniques |
| ADAPTIVE REUSE OF EXISTING STRUCTURES | <ul style="list-style-type: none"> ⇒ Encourage the reuse of older buildings through zoning flexibilities ⇒ Eliminate ordinance provisions that encourage teardowns | <ul style="list-style-type: none"> • Nonconformity flexibilities for reuse of older buildings, including elimination of required variances for reuse • Specific parking & loading standards for existing older buildings • Permissions for additions to existing structures • Use flexibilities, allowing existing building to be reused for a use different than that constructed or allowed within the district |

| FOCUS | STRATEGIES | EXAMPLES OF ACTIONS |
|--|---|---|
| LANDSCAPE & STORMWATER MANAGEMENT | <ul style="list-style-type: none"> ⇒ Require comprehensive landscaping standards ⇒ Incorporate sustainable stormwater management practices ⇒ Include incentives for sustainable stormwater management practices | <ul style="list-style-type: none"> • Comprehensive landscaping standards • Native landscaping & low water landscaping • Parkway tree requirements • Tree preservation ordinance • Stormwater management practices: bioswales, green roofs, collection and reuse of greywater, rain gardens, stormwater harvesting • Pervious paving |
| EMERGING “ENVIRONMENTAL” PRINCIPAL USES | <ul style="list-style-type: none"> ⇒ Allow for new principal uses related to emerging alternative energy ⇒ Define the balance between development policy within land use categories & districts & the impacts of these uses ⇒ Create standards to mitigate their impact, both performance- & aesthetically-based | <ul style="list-style-type: none"> • Solar & wind farms • Geothermal plants • Recycling facilities • Community gardens • Urban agriculture • Local food production facilities • Farmer's markets |
| ACCESSORY STRUCTURES | <ul style="list-style-type: none"> ⇒ Allow for various sustainable accessory structures & alternative energy solutions ⇒ Create standards to mitigate their impact, both performance- & aesthetically-based | <ul style="list-style-type: none"> • Solar panels • Wind turbines • Geo-thermal energy systems • Cisterns, rain barrels, & other stormwater collection/reuse systems • Exterior lighting standards based on Dark Skies |

APPROACH TO PUBLIC INPUT

Camiros will work with Rome staff to establish a public participation program. Initial recommendations have been included in the scope below. However, based on further discussions with staff, we will refine this program to include the elements necessary to create an engaging, transparent public process with numerous opportunities for input at each phase. This can include interactive workshops, open houses, charrettes, surveys, and other methods to fully vet the ordinance with the public, stakeholders, and City boards and commissions.

We believe whole-heartedly that every zoning process must begin with outreach and listening to the various stakeholders. The key to a successful update is to achieve strong public support of actions to adopt the proposed ordinance and a community sense that the new ordinance will result in the desired administrative processes and substantive controls. To do this, it is crucial to make the community part of the process. This includes keeping interested parties well informed, and providing them the opportunity to monitor the work and the ability to input ideas. Hence, public participation processes need to be designed to assure that citizens are aware of the process, have the ability to raise concerns to be resolved and to contribute ideas for improvements, and are given an opportunity to understand and appreciate the implications of the decisions made as part of this process.

Our zoning projects have included public workshops, open houses, surveys, and charrettes. In addition to these public forums, zoning projects also require reaching out to key stakeholder groups. Oftentimes the input needed from developers, architects, realtors, business owners and similar groups are not fully communicated in public forums – we have to go to them. We seek out these key groups, organize special meetings and attend their scheduled events to get their input. In addition, ad hoc neighborhood groups often have very specific concerns that relate to their community area, therefore we will reach out to these groups as well. Recent examples of Camiros' zoning outreach work include:

- » The zoning update process for Baltimore involved a series of public open houses, held in the four geographic areas of the City plus the downtown. A downtown design charrette sponsored by the City and Downtown Partnership was conducted by Camiros to determine logical form districts and identify appropriate design standards. The charrette was well attended and the design standards have been translated into form-based regulations.

- » The New Orleans Master Plan and Comprehensive Zoning Ordinance process included extensive public workshops and open houses, where citizens could provide input on plan policies and zoning regulations, organized by the 12 districts that make up the city. The zoning component of this work involved the conduct of several citywide forums and two rounds of ten district meetings, which involved workshop, charrette, and open house techniques.
- » The Buffalo Green Code project, which includes both a land use plan and unified development ordinance, included an extensive public process for both components. Over a dozen public workshops were held for the land use plan, where citizens participated in mapping exercises and provided input on plan policies. The unified development ordinance process was initiated through a community wide meeting where keypad polling was used to identify and secure opinions about the key zoning approaches. Camiros also conducted a series of nine open houses, where preliminary zoning approaches were presented at stations staffed by the consultant team and city staff, to explain ordinance regulations and receive citizen input.
- » An award winning public process was just completed in Rockford, Illinois for a Choice Neighborhood program where keypad polling and an issue ranking gaming approach was used to identify redevelopment visions for this neighborhood. Camiros has been involved in similar community outreach to neighborhoods of all economic levels and classes in over 100 communities.

Informational materials as to the process, potential approaches, and new regulations within the Ordinance would be prepared as needed for public release throughout this process.



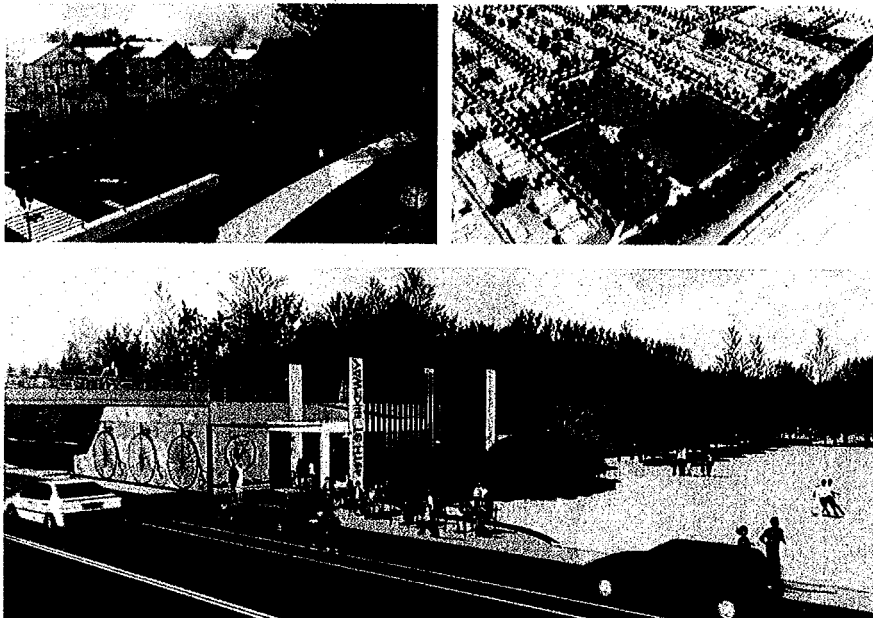
EXPERIENCE

Camiros is highly experienced with creating smart growth plans and ordinances, and feel that we can provide Rome with the highest quality of assistance. Our broad experience distinguishes us from other firms with comparable experience, and gives us the ability to work in a creative and innovative manner with regulations to respond to unique local issues and problems. Detailed examples of relevant projects are provided below.

LEED-ND Experience – Chicago, Illinois, Rockford, Illinois, Honolulu, Hawaii, and Austin, Texas

The following are examples of Camiros' work with LEED-ND planning:

- » Prior to joining Camiros, Senior Associate Adam Rosa led the development of the Ho-opili Master Plan in Honolulu, Hawaii. Ho-opili was designed as a transit-oriented development and LEED-ND Pilot Project, the first of its kind in the state of Hawaii. The Master Plan introduces a series of design concepts such as agricultural conservation, walkability, a mixture of uses, housing diversity and regional connectivity while seeking to maintain and enhance traditional Hawaiian values.
- » Sustainability is an overarching theme of the Choice Neighborhoods Initiative. Camiros has recently led Choice Neighborhood Plans for Rockford, Illinois and Austin, Texas that have been developed to meet the requirements for certification under the Leadership in Energy and Environmental Design (LEED) for Neighborhood Development (LEED-ND) program. Both plans place a strong emphasis on energy efficient design and sustainable development. LEED-ND requires that project sites meet a number of minimum criteria in order to qualify for certification. In addition to meeting the criteria, projects must achieve at least a score of 40 points in order to become LEED certified. Housing sites in both Rockford and Austin are well served by public transportation and are close to schools and other community facilities. These elements make the sites ideal locations for a mixed-income housing development that can meet LEED-ND standards.
- » Camiros is assisting the City of Chicago in developing the Green Healthy Neighborhoods (GHN) Program. GHN is a 10- to 20-year planning strategy to maximize the use of vacant land and other neighborhood resources within Chicago's Englewood, West Englewood, Washington Park and Woodlawn community areas as well as parts of the New City, Fuller Park and Greater Grand Crossing community areas. As a neighborhood stabilization plan, GHN seeks to mitigate factors that have fostered the decline of a 13-square-mile area that, for much of the city's early history, was represented by economic growth and prosperity but, in more recent decades, has been characterized by disinvestment and population loss. Chief among the initiatives are efforts to support sustainable urban agriculture, active and passive recreation, new industrial activity, housing preservation, and a variety of cultural resources within the GHN planning area.



Winnebago County, Illinois – Land Resource Management Plan & Unified Development Ordinance

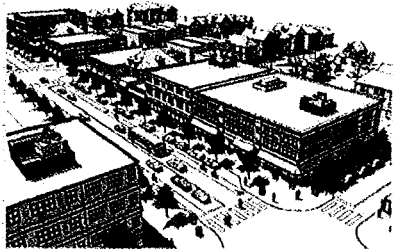
Camiros is working with the County to draft the 2030 Land Resource Management Plan and a new Unified Development Ordinance to implement the plan. This project is a unique opportunity that combines land use planning and zoning regulations, and will directly link both broad strategic and specific land use policies with land development regulations targeted to these policies. The adopted 2030 Land Resource Management Plan won an award from the American Society of Landscape Architects for Environmental Stewardship.



Winnebago County is largely a rural county in the western portion, whereas in the eastern half the County is primarily urbanized. Because of this diverse make-up and the accelerating growth rate as the Chicago-metro population continues to migrate into the County, there are a number of pressures that must be addressed within the plan and ordinance. Foremost is the preservation of significant amounts of valuable farmland and natural resources. Another equally important issue is control over the location of new residential development, as well as the proper location of new industrial development. To further the environmental conservation policies within the adopted plan, the ordinance, currently in the public hearing stage, includes the following actions:

- » Traditional neighborhood development districts, to be located near incorporated municipalities.
- » Conservation design development districts, to minimize the impact of residential development in the rural, unincorporated parts of the County.
- » Permissions and standards for new environmental uses such as solar farms, wind farms, and recycling facilities.
- » Requirements for enhanced stormwater controls, in particular within sensitive areas such as around the Kishwaukee River.
- » Regulations that protect and require development sensitive to natural resources identified on the natural resources inventory and agriculture.

3.1.7 N-3C MIXED-USE CENTER



A. Purpose

The N-3C zone addresses mixed-use, walkable centers of Buffalo's moderately compact neighborhoods. These neighborhood centers are originally served by Buffalo's streetcar system, though many developed following the introduction of the automobile.

B. Building Types

The form requirements of the neighborhood zones are defined by each building type in accordance with Section 3.2. The following building types are permitted in the N-3C zone:

- | | |
|--|---|
| <ul style="list-style-type: none"> ■ Office building ■ Carriage house ■ Office building ■ Commercial building ■ Warehouse | <ul style="list-style-type: none"> ■ Office building ■ Shopfront ■ Shopfront house ■ Shopfront ■ Shopfront |
|--|---|

C. General

All development in the N-3C zone must comply with the form standards of Section 3.2, as well as any applicable standards in other sections, including, but not limited to, the following:

- | | |
|---|--|
| <ul style="list-style-type: none"> ■ Frontages ■ Principal Uses ■ Accessory Uses ■ Temporary Uses ■ Landscaping ■ Fences & Walls ■ Stormwater ■ Outdoor Lighting ■ Corner Visibility ■ Site Impacts ■ Pedestrian Access ■ Bicycle Access & Parking ■ Vehicle Access & Parking ■ On-Premise Signs ■ Decks ■ Rights-of-Way ■ Nonconformities | <ul style="list-style-type: none"> Section 3.3 Section 6.1 Section 6.2 Section 6.3 Section 7.1 Section 7.2 Section 7.3 Section 7.4 Section 7.5 Section 7.6 Section 8.1 Section 8.2 Section 8.3 Section 9.2 Section 10.1 Section 10.2 Section 12.1 |
|---|--|

Buffalo, New York – Green Code: Land Use Plan & Form-Based Unified Development Ordinance

Camiros worked with the City of Buffalo to craft a Land Use Plan based on principals of sustainability and economic development. Following preparation of the Plan, Camiros prepared a city-wide form-based Unified Development Ordinance. This highly graphic ordinance contains a series of illustrations that show the intended development outcomes within each of the zones based on maintaining established character and integrating principals of sustainability both on the site and neighborhood scale. The form-based Green Code is a place-based development strategy designed to implement Buffalo's Land use Plan. The UDO establishes rules on the form, use, and character of development for the different zones within the City, and their relation to the public realm through Complete Streets thoroughfare development regulations. The Green Code is an opportunity to emphasize physical form rather than the separation of uses as its basic organizing principle.

New Orleans, Louisiana – Master Plan & Comprehensive Zoning Ordinance

Camiros has drafted a new Comprehensive Zoning Ordinance for the City of New Orleans, recently adopted by the City Council. This work builds on the layers of planning undertaken in New Orleans since the storm, including a new Master Plan that was the first phase of this project where Camiros provided key input. The Master Plan builds a long-range framework for the core systems that shape the city's social, environmental, and economic future, and the new ordinance will implement those recommendations. Two



of the most important components of the Ordinance is the incorporation of "place-making" standards to rebuild New Orleans in its established character and principals that build resiliency into policies and regulations to facilitate rebuilding as a sustainable city. This includes creating districts that reflect the eight "places" within the City: the historic core, urban neighborhoods, modern neighborhoods, rural residential areas, open space, destination centers, employment centers and the downtown. Each of these places has tailored form-based controls that define their character and allowances for sustainable development.

Cleveland Heights, Ohio – Sustainable Development Regulations

Camiros worked with the City of Cleveland Heights to update their development regulations to be more sustainable. Camiros completed a sustainability audit of all regulations and provided the City with new performance-based regulations, which were incorporated into the zoning ordinance. These recommendations focused on a number of regulatory areas, such as incorporating flexibilities into residential districts to encourage preservation of existing housing stock, permissions for solar panels, wind turbines, geothermal systems, community-based renewable energy systems, greenhouses, rain barrels and cisterns, and protections for natural resources.



REFERENCES

Winnebago County, Illinois Land Resource Management Plan & Unified Development Ordinance

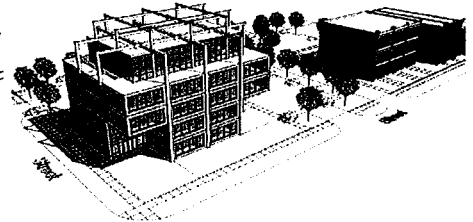
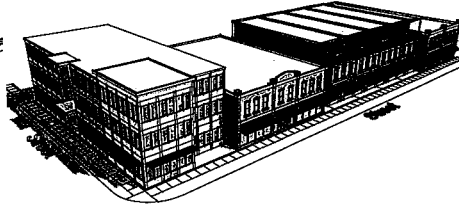
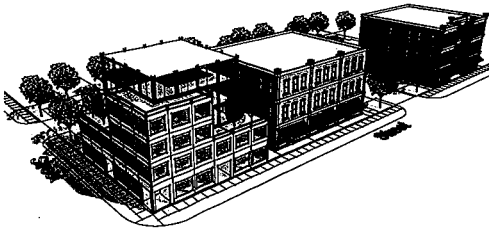
Troy Krup
Planning & Zoning Officer
Winnebago County
404 Elm Street, Room 403
Rockford, IL 61101
815.319.4350

Cleveland Heights, Ohio Sustainable Development Regulations

Karen Knittel
City of Cleveland Heights
Department of Planning and Development
40 Severance Circle
Cleveland Heights, OH 44118
216.291.4855

Buffalo, New York Land Use Plan & Unified Development Ordinance

Brendan Mehaffy
City of Buffalo
901 City Hall
Buffalo, NY 14202
716.851.4769



Downtown Baltimore

City Hall

Howard Street

Charles Street

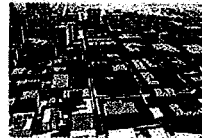
Redwood Street

Model Views



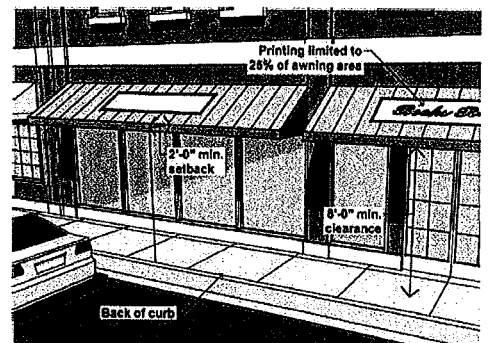
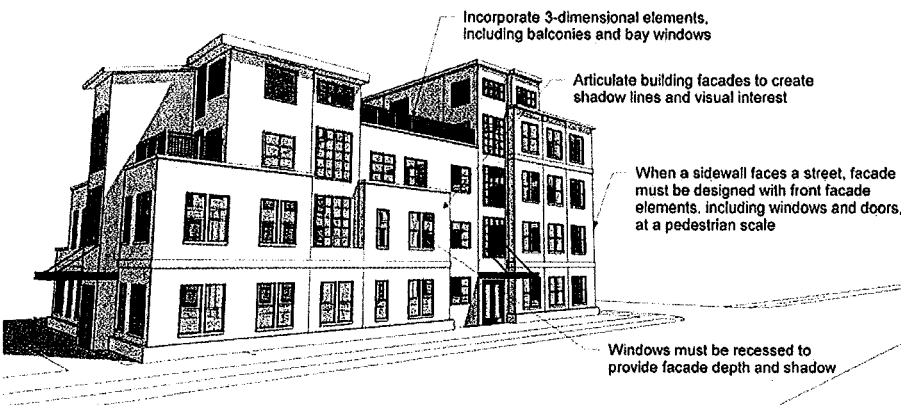
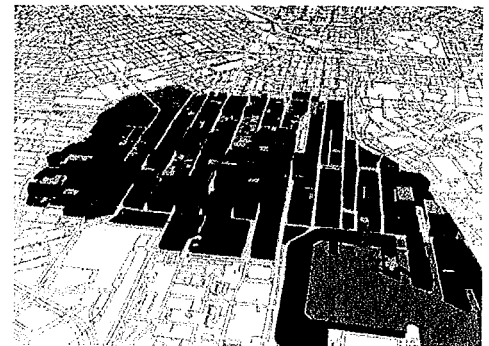
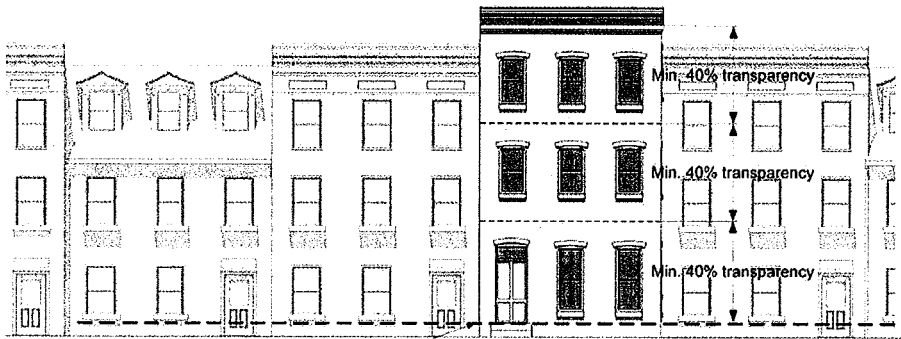
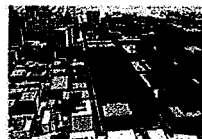
Existing Conditions

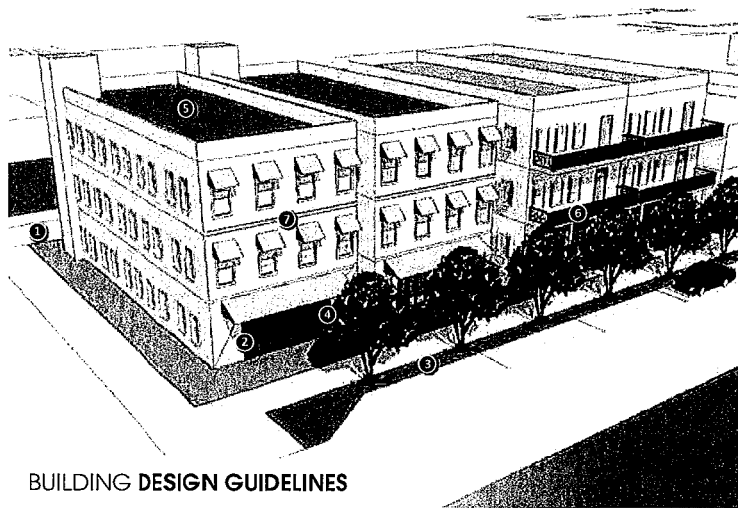
- Existing buildings greater than 10'
- Existing buildings less than 10'
- Existing Surface Parking Lots



Full Parcel Building Massing
In these models the entire parcel is
saturated up to 14 stories (roughly 100') to
illustrate an F.A.R. of 14

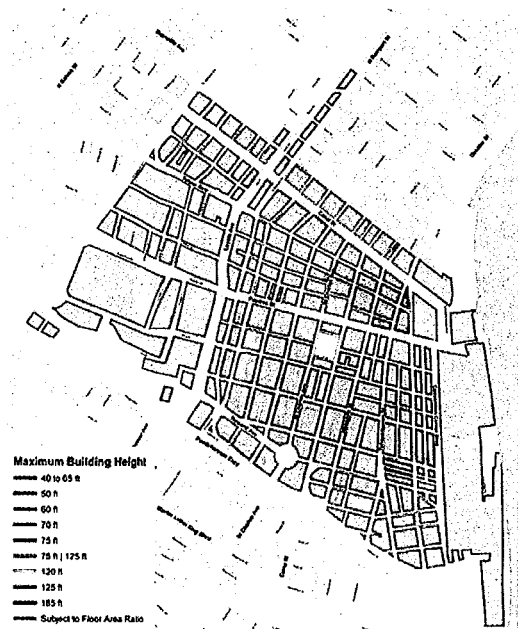
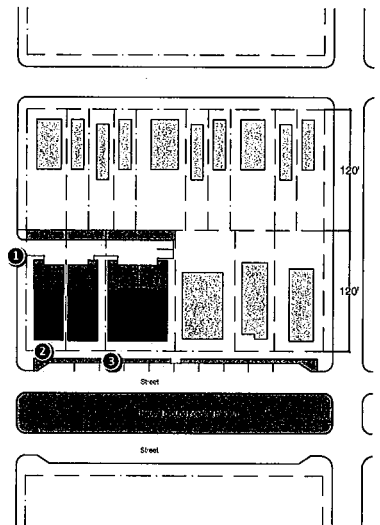
- Existing buildings greater than 10'
- Maximum F.A.R. of 14
- Maximum height of 100'
- Maximum height of 100'
- Maximum height of 100'



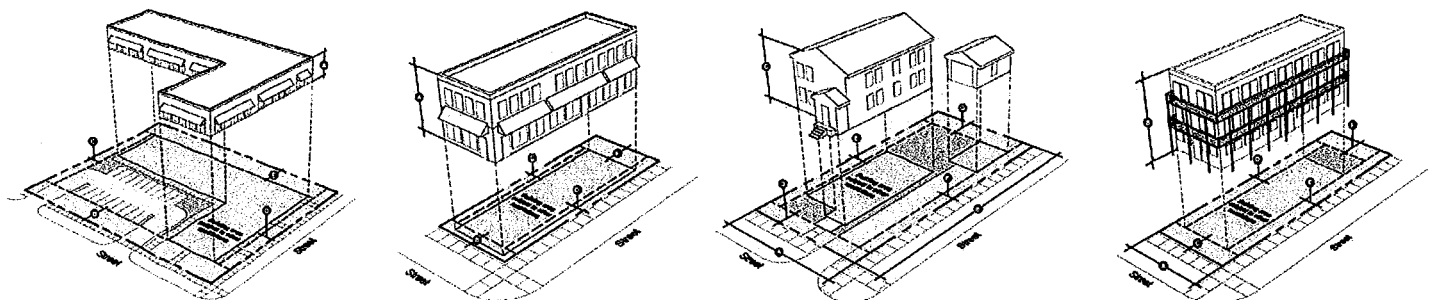
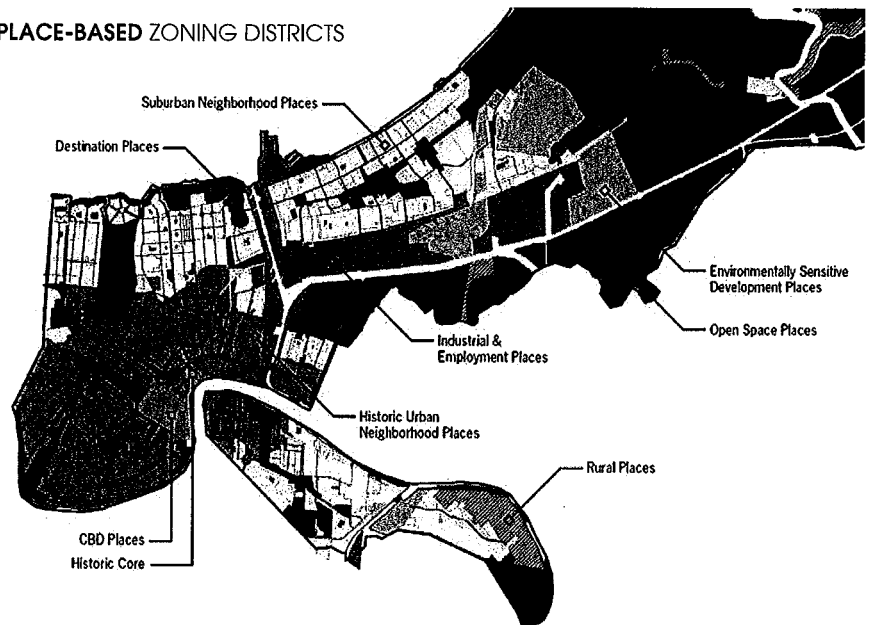


BUILDING DESIGN GUIDELINES

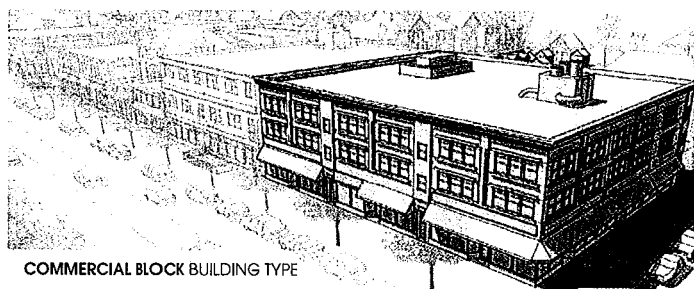
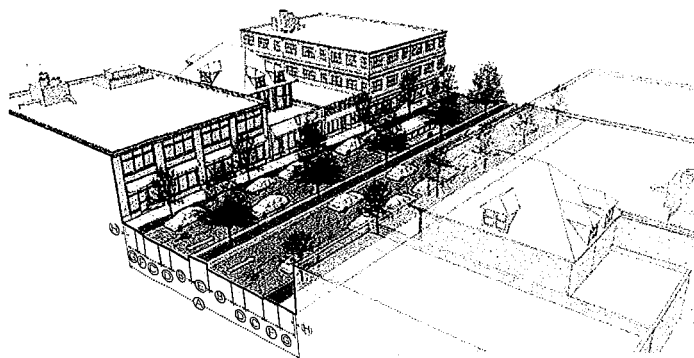
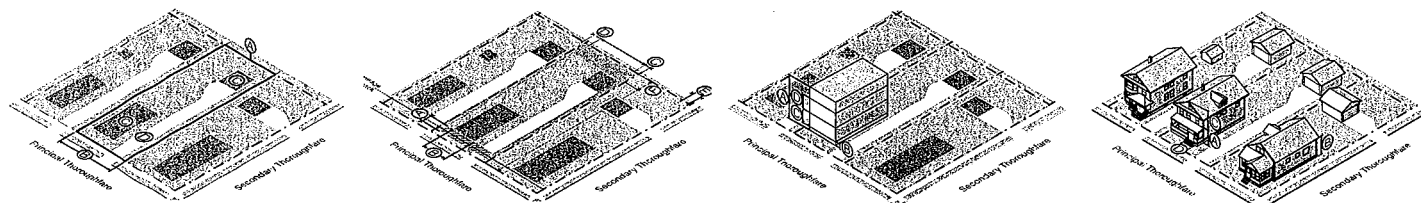
- ① Parking access from primary and/or side street (with servitude to internal property)
- ② Public entrances for live/work and/or retail spaces face onto street. Awnings protect pedestrians from weather and sun.
- ③ Landscape buffer between sidewalk and street
- ④ Minimum 60% transparency on ground floor
- ⑤ Roof form is consistent with design of facade and neighboring properties. Green roof encouraged.
- ⑥ Pedestrian access protected with overhangs (awning, canopy, balcony, etc.)
- ⑦ Defined base, middle and top.



PLACE-BASED ZONING DISTRICTS



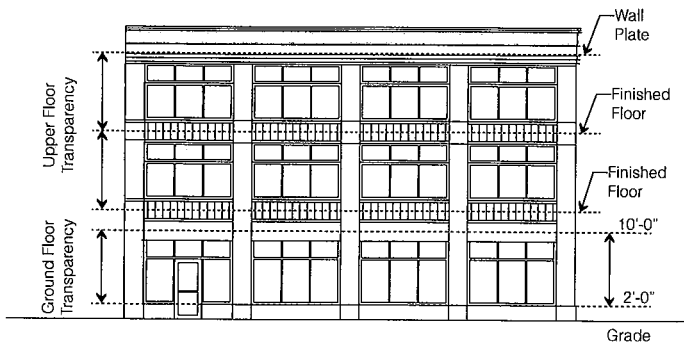
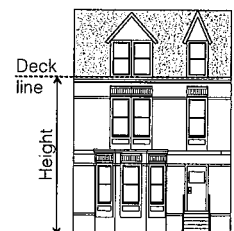
BULK & SITING CRITERIA

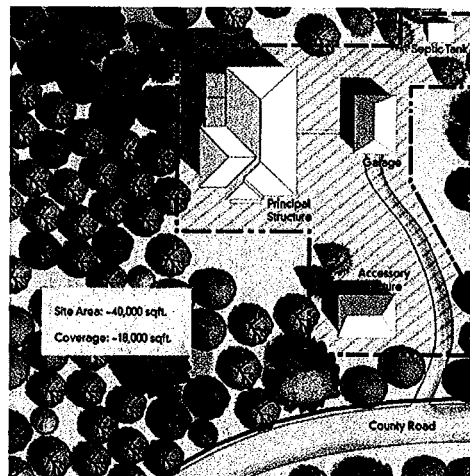
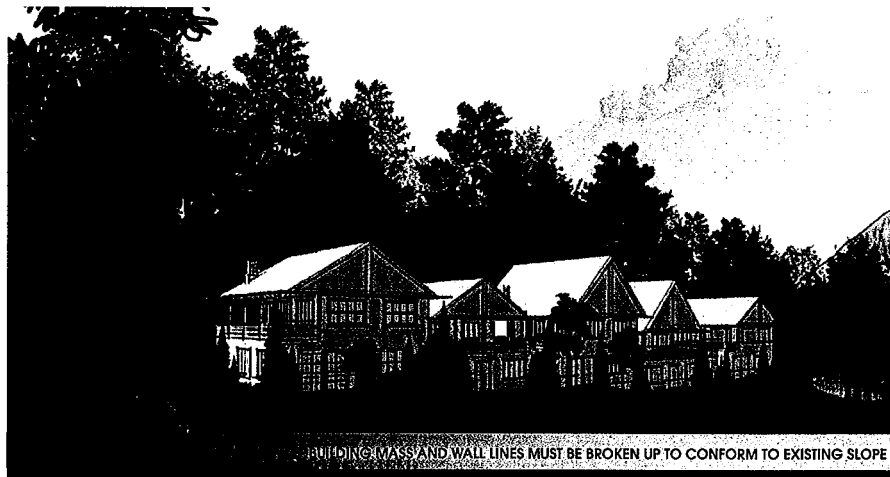
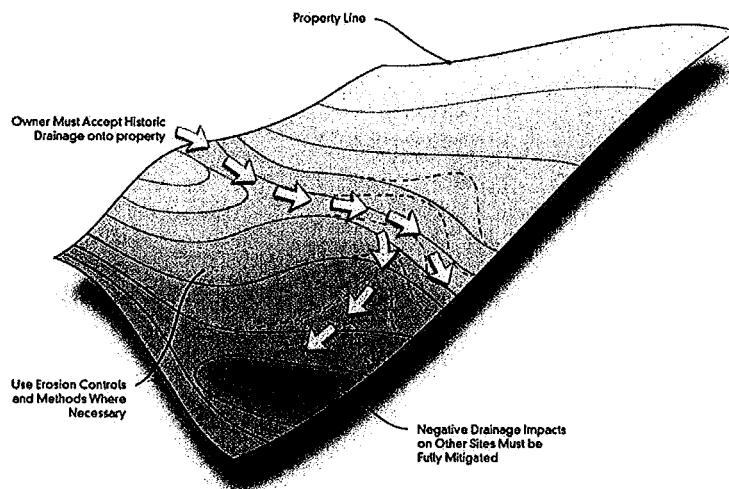
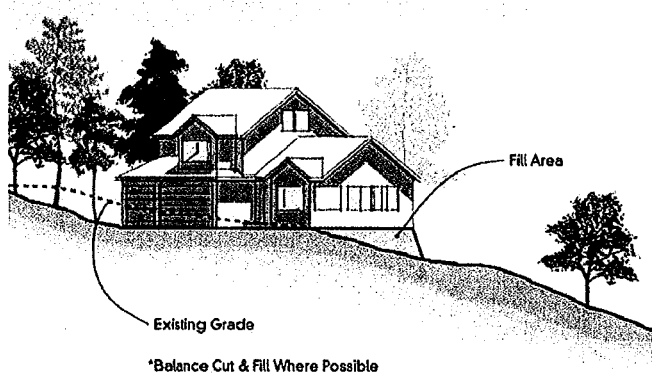
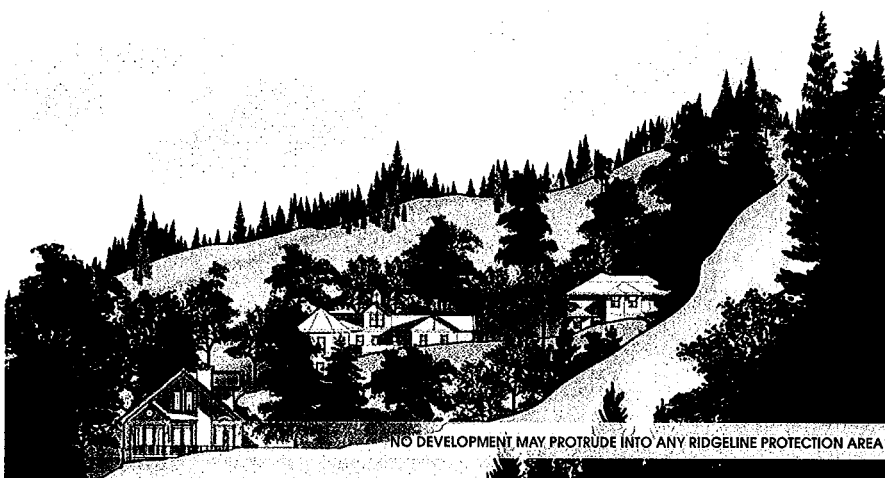
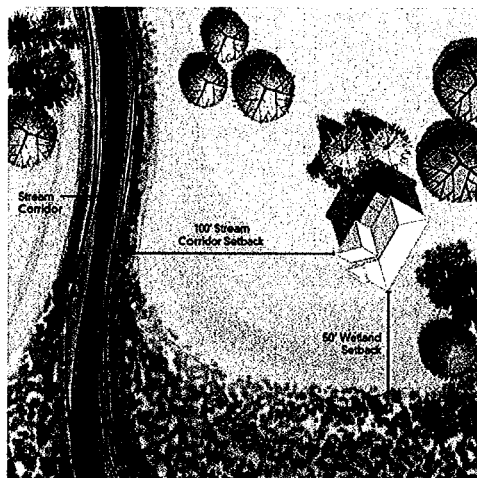


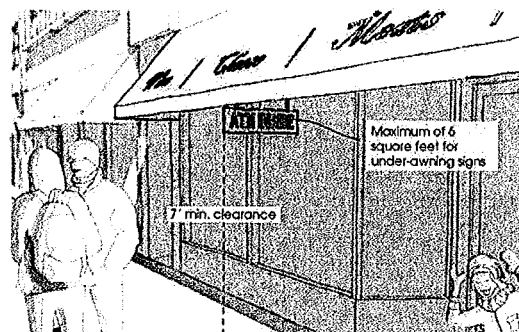
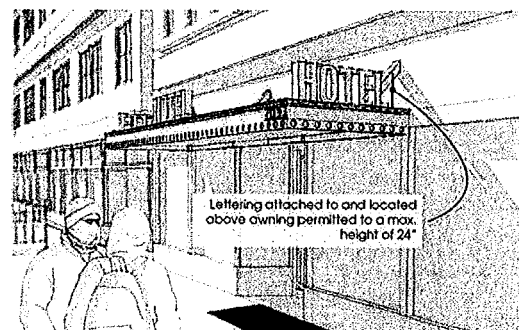
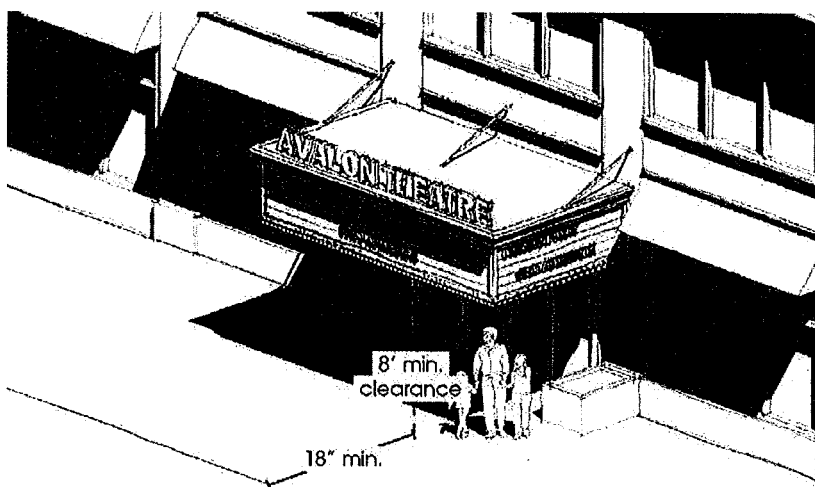
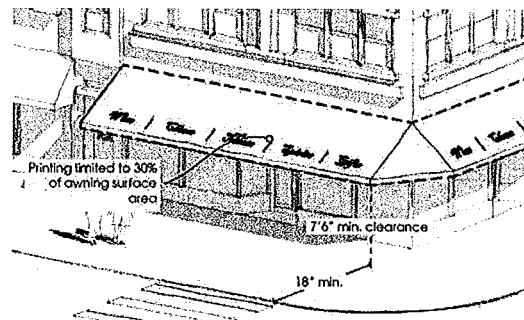
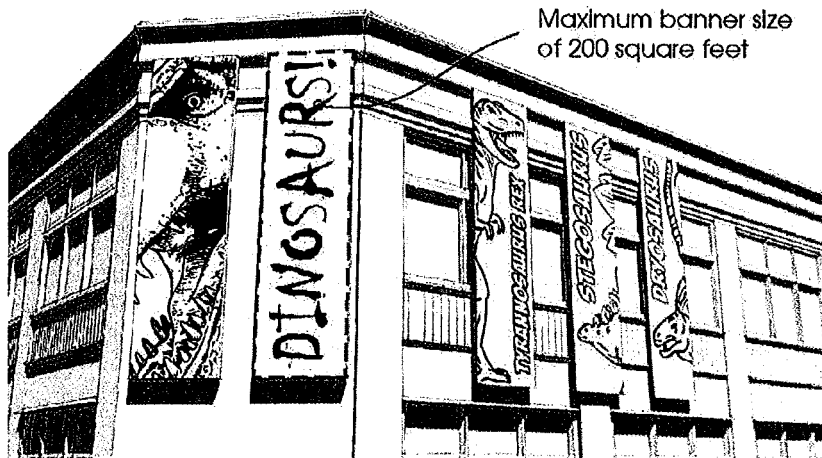
Flat Roof



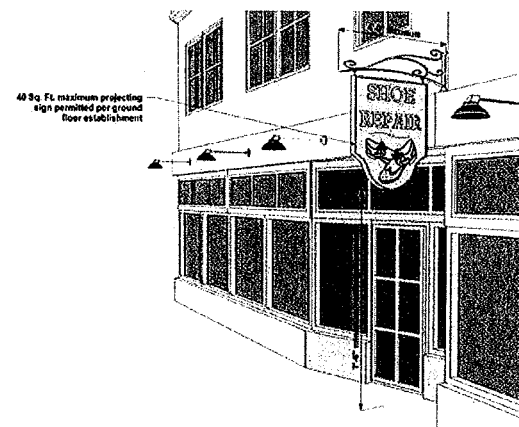
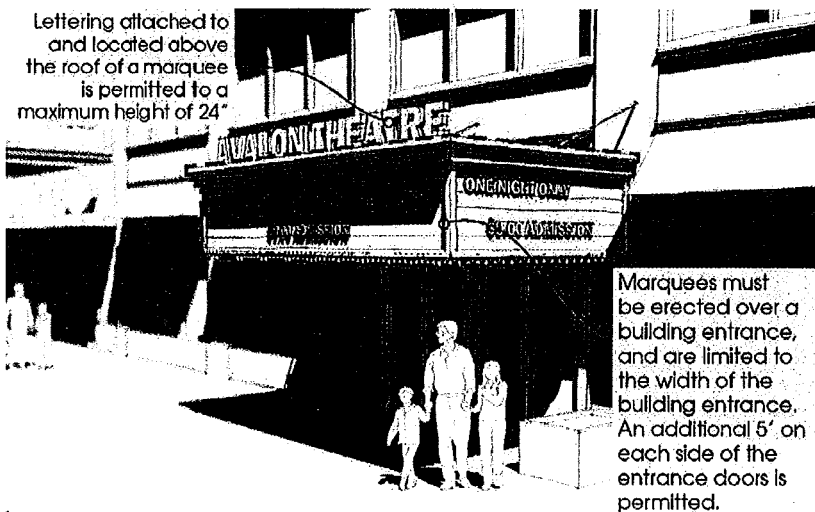
Mansard Roof

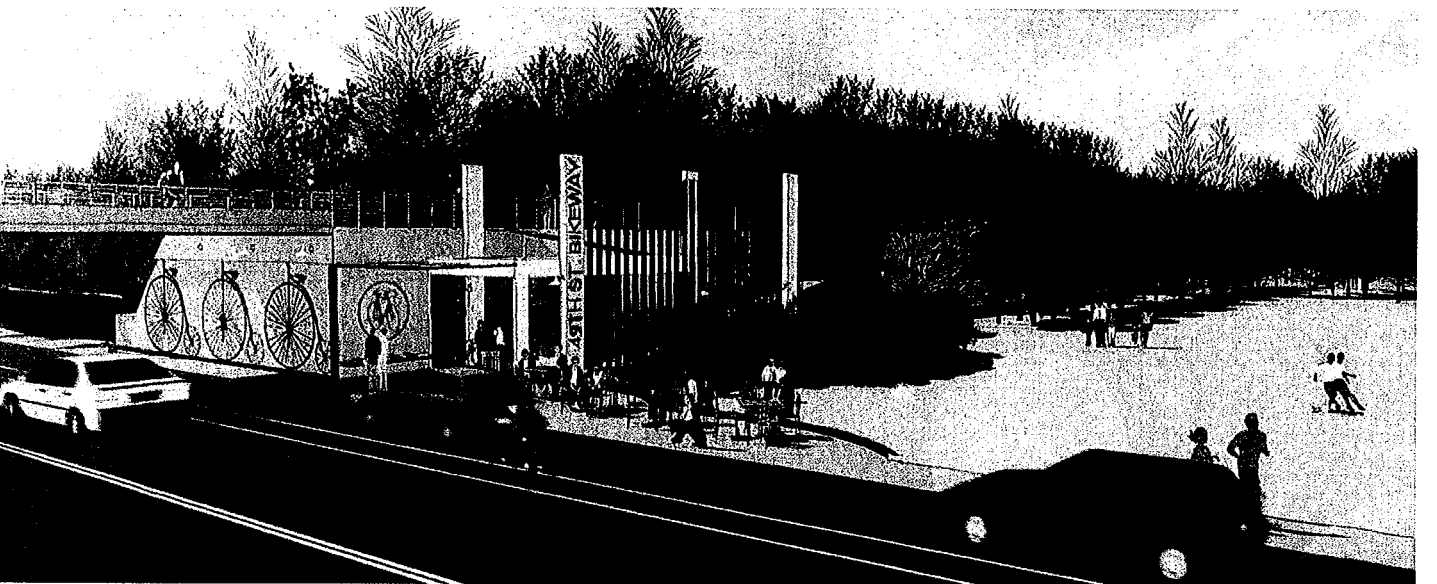
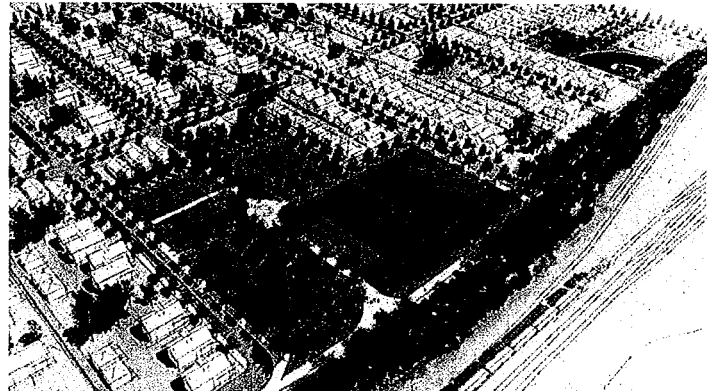
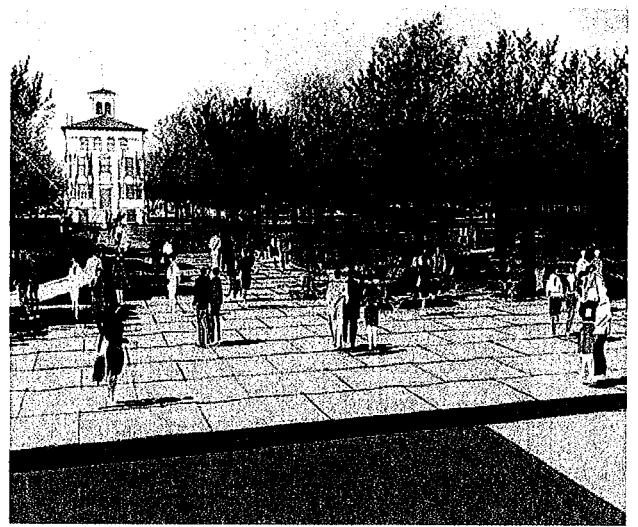
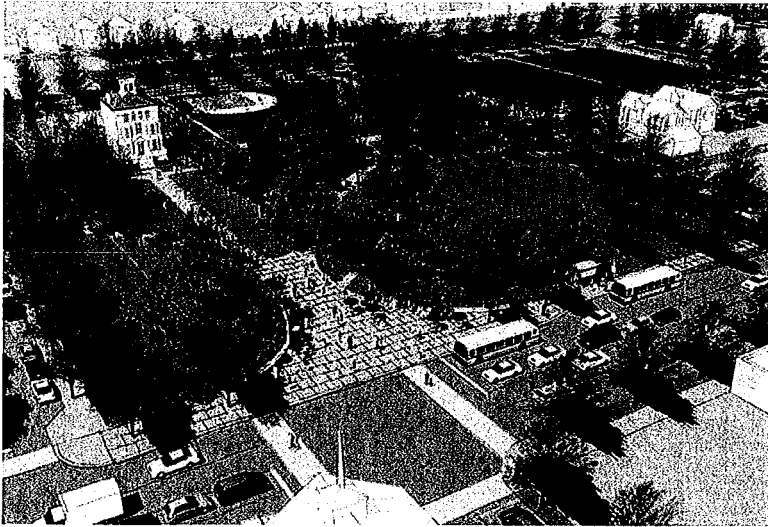






Lettering attached to and located above the roof of a marquee is permitted to a maximum height of 24'





SCHEDULE AND FEE

We concur with the scope as described in the RFP, including all subtasks. Based on this scope, we have proposed the following schedule and fee. We commit to fulfill all requirements of NYSERDA.

SCHEDULE

As described in the RFP, Camiros can begin work on this assignment immediately to conclude within 12 months of the contracting date. The following describes the completion of milestones based on the proposed scope contained within the RFP.

| TASKS | MONTH | | | | | | | | | | | |
|--|-------|---|---|---|---|---|---|---|---|----|----|----|
| | 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 | 10 | 11 | 12 |
| Task 1.1. Project Execution Plan | | | | | | | | | | | | |
| Task 1.2. Quarterly Progress Reports and Monthly Calls | | | | | | | | | | | | |
| Task 1.3. Final Report and Technology Transfer | | | | | | | | | | | | |
| Task 2. Audit and Evaluation of Plan and Code | | | | | | | | | | | | |
| Task 3. Draft Plan and Code Updates | | | | | | | | | | | | |
| Task 4. Public Outreach | | | | | | | | | | | | |
| Task 5. SEQRA | | | | | | | | | | | | |
| Task 6. Final Plan and Code Updates | | | | | | | | | | | | |

COST

We have estimated a \$106,560 not-to exceed fee for this assignment, based on the scope of services established in the RFP. This cost can be modified based on client expectations regarding final scope, anticipated meetings and deliverables.

In the course of the assignment, there could be additional work the City may wish to undertake beyond what is presented in this scope of services. Additional services could be added at the following hourly rates for professional and support staff engaged in the work:

Arista Strungys - \$160/hour
Adam Rosa - \$130/hour
Chris Jennette - \$100/hour

RESOLUTION NO. 39

AUTHORIZING THE MAYOR OF THE CITY OF ROME TO
ENTER INTO AN AGREEMENT WITH TED SWAVELY

By _____;

WHEREAS, Brandon Lovett, Director of Administrative Services for the City of Rome, has recommended that the City of Rome, New York, retain the services of Ted Swavely, The Rome Free Academy Varsity Coach, to provide a one (1) week football clinic at RFA Stadium from, August 3, 2015 through August 7, 2015 at an amount not to exceed \$500.00 for ages 12 and up; now, therefore,

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, that the Mayor of the City of Rome is hereby authorized to enter into an agreement with Ted Swavely, The Rome Free Academy Varsity Coach, to provide a one (1) week football clinic at RFA Stadium from, August 3, 2015 through August 7, 2015 at an amount not to exceed \$500.00 for ages 12 and up.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 40

AUTHORIZING THE MAYOR OF THE CITY OF ROME TO ENTER INTO AN
AGREEMENT WITH THE NEW YORK STATE UNIFIED COURT SYSTEM
FOR SECURITY SERVICES TO THE CITY COURT OF ROME, NEW YORK.

By Councilor _____:

BE IT RESOLVED, by the Board of Estimate and Contract of the City of Rome, that the Mayor of the City of Rome is hereby authorized to enter into an agreement with the Unified Court System of the State of New York, under which the City of Rome shall agree to provide security personnel for the City Court of Rome, New York, and the Court premises, and

BE IT FURTHER RESOLVED, that the City of Rome shall be reimbursed for providing such security services in an amount not to exceed the sum of \$75,000.00 per year, pursuant to Section 39, paragraph 2 of the Judiciary Law of the State of New York; and

BE IT FURTHER RESOLVED, that the term of this Agreement shall extend retroactive from April 1, 2014 through March 31, 2019.

Seconded by Councilor _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 41

AUTHORIZING BUDGETARY TRANSFERS FOR 2014

By _____:

BE IT RESOLVED, that pursuant to Rome Charter Laws, Title A, Article VII, Section 91, the City Treasurer of the City of Rome is hereby authorized and directed to make the following budgetary transfers:

| <u>FROM CODE NO.</u> | | <u>AMOUNT</u> |
|----------------------|--|---------------|
| AG1620.418 | Municipal Buildings: Contract Services | \$900.00 |

| <u>TO CODE NO.</u> | | <u>AMOUNT</u> |
|--------------------|---------------------------------------|---------------|
| AG1620.410 | Municipal Buildings: Utilities & Fuel | \$900.00 |

REASON: City Hall and Police Dept. utility invoices as a result of the original budget being cut by the Council.

| <u>FROM CODE NO.</u> | | <u>AMOUNT</u> |
|----------------------|------------------------|---------------|
| AG9050.800 | Unemployment Insurance | \$150.00 |

| <u>TO CODE NO.</u> | | <u>AMOUNT</u> |
|--------------------|--------------------------|---------------|
| AG9711.499 | Debt Service: Legal Fees | \$150.00 |

REASON: Pay for Bond Ordinance, SEQRA Resolution and Estoppel Notice for Rome Action Skate Park.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED:

RESOLUTION NO. 42

AUTHORIZING SETTLEMENT OF LAWSUIT AGAINST
THE CITY OF ROME, NEW YORK

By _____:

WHEREAS, Carmen Dantzler, as parent and natural guardian of Tevin Anderson, commenced a lawsuit against the City of Rome in Oneida County Supreme Court alleging false arrest and excessive force from an incident occurring, on or about September 26, 2007; and

WHEREAS, the plaintiffs have agreed to accept a settlement offer by the City of Rome in the amount of \$15,000.00 in full settlement of his lawsuit against the City of Rome, with no admission of liability by the City of Rome or any of its employees or officials; and

WHEREAS, Timothy A. Benedict, Corporation Counsel, has recommended a settlement of the aforesaid lawsuit upon receipt of a fully executed Release from Carmen Dantzler, as parent and natural guardian of Tevin Anderson, as being in the best interests of the City of Rome; now, therefore,

BE IT RESOLVED, pursuant to Rome Charter Law—Title A, §173, by the Board of Estimate and Contract of the City of Rome, New York, that it does hereby authorize the Corporation Counsel of the City of Rome to settle the lawsuit of Tevin Anderson, against the City of Rome for the total sum of \$15,000.00 to David G. Goldbas as Attorney for Tevin Anderson, with no admission of wrongdoing or liability by the City of Rome; and

BE IT FURTHER RESOLVED, that the Corporation Counsel is hereby authorized to effect such settlement upon receipt of an executed general release from the aforesaid Plaintiff; and

BE IT FURTHER RESOLVED, that the Corporation Counsel is further authorized to draft and execute such other and further documentation as may be necessary to effectuate said settlement and to permanently discontinue the matter.

Seconded by _____.

AYES & NAYS: Mayor Fusco _____ Mazzaferro _____ Tallarino _____
Benedict _____ Nolan _____

ADOPTED:

DEFEATED: